

ANGELINE PHASE 2B

BEING A PORTION OF SECTIONS 18, 19, AND 20, TOWNSHIP 25 SOUTH, RANGE 18 EAST, PASCO COUNTY, FLORIDA

PLAT BOOK 96 PAGE 27

LEGAL DESCRIPTION: (BY ARDURRA)

A PARCEL OF LAND LYING IN SECTIONS 19 AND 20, TOWNSHIP 25 SOUTH, RANGE 18 EAST, PASCO COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHERN MOST CORNER OF ANGELINE PHASES 1A, 1B, 1C, AND 1D AS RECORDED IN PLAT BOOK 87, PAGE 72 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; THENCE SOUTH 09°13'40" EAST, A DISTANCE OF 282.12 FEET; THENCE SOUTH 23°31'53" EAST, A DISTANCE OF 470.53 FEET; THENCE SOUTH 00°00'00" EAST, A DISTANCE OF 569.71 FEET; THENCE NORTH 90°00'00" EAST, A DISTANCE OF 437.48 FEET; THENCE SOUTH 09°38'08" WEST, A DISTANCE OF 119.38 FEET; THENCE SOUTH 80°21'52" EAST, A DISTANCE OF 70.00 FEET; THENCE NORTH 09°38'08" EAST, A DISTANCE OF 131.27 FEET; THENCE NORTH 90°00'00" EAST, A DISTANCE OF 179.92 FEET TO A POINT ON A NON-TANGENT CURVE TO THE LEFT; THENCE SOUTHERLY 26.43 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 2,227.00 FEET, A CENTRAL ANGLE OF 00°40'48", AND A CHORD BEARING AND DISTANCE OF SOUTH 04°41'13" EAST 26.43 FEET TO A POINT ON A NON-TANGENT CURVE TO THE LEFT; THENCE SOUTHERLY 157.54 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 222.00 FEET, A CENTRAL ANGLE OF 40°39'30", AND A CHORD BEARING AND DISTANCE OF SOUTH 07°00'42" EAST 154.25 FEET TO A POINT ON A NON-TANGENT CURVE TO THE LEFT; THENCE SOUTHERLY 113.69 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 2,227.00 FEET, A CENTRAL ANGLE OF 02°55'30", AND A CHORD BEARING AND DISTANCE OF SOUTH 10°27'32" EAST 113.68 FEET TO A POINT ON A NON-TANGENT CURVE TO THE RIGHT; THENCE SOUTHERLY 33.21 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 122.00 FEET, A CENTRAL ANGLE OF 15°35'43", AND A CHORD BEARING AND DISTANCE OF SOUTH 20°18'59" WEST 33.10 FEET; THENCE SOUTH 28°06'51" WEST, A DISTANCE OF 12.17 FEET TO A POINT ON A CURVE TO THE RIGHT; THENCE SOUTHWESTERLY 115.70 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 142.00 FEET, A CENTRAL ANGLE OF 46°41'08", AND A CHORD BEARING AND DISTANCE OF SOUTH 51°27'25" WEST 112.53 FEET; THENCE SOUTH 74°47'58" WEST, A DISTANCE OF 7.89 FEET TO A POINT ON A CURVE TO THE LEFT; THENCE WESTERLY 7.32 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 828.00 FEET, A CENTRAL ANGLE OF 00°30'24", AND A CHORD BEARING AND DISTANCE OF SOUTH 74°32'46" WEST 7.32 FEET TO A POINT ON A CURVE TO THE LEFT, AND THE POINT OF BEGINNING; THENCE SOUTH 15°12'02" EAST, A DISTANCE OF 93.97 FEET; THENCE NORTH 74°47'58" EAST, A DISTANCE OF 31.63 FEET TO A POINT ON A CURVE TO THE RIGHT; THENCE EASTERLY 74.26 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 92.00 FEET, A CENTRAL ANGLE OF 46°14'56", AND A CHORD BEARING AND DISTANCE OF SOUTH 82°04'34" EAST 72.26 FEET; THENCE SOUTH 58°57'06" EAST, A DISTANCE OF 33.19 FEET TO A POINT ON A CURVE TO THE RIGHT; THENCE SOUTHEASTERLY 42.71 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 172.00 FEET, A CENTRAL ANGLE OF 14°13'33", AND A CHORD BEARING AND DISTANCE OF SOUTH 51°50'19" EAST 42.60 FEET TO A POINT ON A NON-TANGENT CURVE TO THE RIGHT; THENCE SOUTHERLY 18.51 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 7,923.00 FEET, A CENTRAL ANGLE OF 00°08'02", AND A CHORD BEARING AND DISTANCE OF SOUTH 18°16'41" EAST 18.51 FEET; THENCE SOUTH 71°47'20" WEST, A DISTANCE OF 146.41 FEET; THENCE SOUTH 43°32'35" WEST, A DISTANCE OF 634.46 FEET; THENCE SOUTH 00°00'25" WEST, A DISTANCE OF 389.68 FEET; THENCE NORTH 78°29'29" WEST, A DISTANCE OF 149.15 FEET; THENCE NORTH 89°04'07" WEST, A DISTANCE OF 335.54 FEET; THENCE NORTH 53°37'52" WEST, A DISTANCE OF 240.33 FEET; THENCE NORTH 73°11'18" WEST, A DISTANCE OF 407.17 FEET; THENCE SOUTH 85°45'56" WEST, A DISTANCE OF 309.06 FEET; THENCE SOUTH 81°30'08" WEST, A DISTANCE OF 340.35 FEET; THENCE NORTH 89°04'07" WEST, A DISTANCE OF 335.75 FEET; THENCE SOUTH 75°03'06" WEST, A DISTANCE OF 407.19 FEET TO A POINT ON A NON-TANGENT CURVE TO THE LEFT; THENCE WESTERLY 882.80 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 2,000.00 FEET, A CENTRAL ANGLE OF 25°17'26", AND A CHORD BEARING AND DISTANCE OF NORTH 80°21'59" WEST 875.66 FEET; THENCE NORTH 12°29'22" WEST, A DISTANCE OF 391.00 FEET; THENCE NORTH 04°32'42" WEST, A DISTANCE OF 562.16 FEET; THENCE NORTH 31°30'44" EAST, A DISTANCE OF 142.72 FEET; THENCE SOUTH 45°00'00" EAST, A DISTANCE OF 203.66 FEET; THENCE NORTH 90°00'00" EAST, A DISTANCE OF 1,221.29 FEET; THENCE SOUTH 78°07'48" EAST, A DISTANCE OF 1,356.87 FEET; THENCE SOUTH 68°30'17" EAST, A DISTANCE OF 161.99 FEET TO A POINT ON A NON-TANGENT CURVE TO THE LEFT; THENCE NORTHERLY 33.04 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 275.00 FEET, A CENTRAL ANGLE OF 06°53'01", AND A CHORD BEARING AND DISTANCE OF NORTH 18°03'13" EAST 33.02 FEET; THENCE SOUTH 76°42'14" EAST, A DISTANCE OF 50.01 FEET TO A POINT ON A NON-TANGENT CURVE TO THE LEFT; THENCE SOUTHEASTERLY 35.32 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 80°57'32", AND A CHORD BEARING AND DISTANCE OF SOUTH 26°04'13" EAST 32.46 FEET; THENCE SOUTH 66°32'59" EAST, A DISTANCE OF 119.88 FEET TO A POINT ON A CURVE TO THE LEFT; THENCE EASTERLY 234.02 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 370.00 FEET, A CENTRAL ANGLE OF 36°14'20", AND A CHORD BEARING AND DISTANCE OF SOUTH 84°40'09" EAST 230.14 FEET TO A POINT OF COMPOUND CURVE TO THE LEFT; THENCE NORTHEASTERLY 112.94 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 101.00 FEET, A CENTRAL ANGLE OF 64°04'05", AND A CHORD BEARING AND DISTANCE OF NORTH 45°10'39" EAST 107.15 FEET TO A POINT ON A NON-TANGENT CURVE TO THE RIGHT; THENCE NORTHEASTERLY 147.13 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 100.00 FEET, A CENTRAL ANGLE OF 84°17'47", AND A CHORD BEARING AND DISTANCE OF NORTH 55°17'30" EAST 134.21 FEET TO A POINT OF REVERSE CURVE TO THE LEFT; THENCE EASTERLY 107.63 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 131.00 FEET, A CENTRAL ANGLE OF 47°04'33", AND A CHORD BEARING AND DISTANCE OF NORTH 73°54'07" EAST 104.63 FEET TO A POINT OF REVERSE CURVE TO THE RIGHT; THENCE NORTHEASTERLY 136.80 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 430.00 FEET, A CENTRAL ANGLE OF 18°13'41", AND A CHORD BEARING AND DISTANCE OF NORTH 59°28'41" EAST 136.22 FEET TO A POINT OF COMPOUND CURVE TO THE RIGHT; THENCE EASTERLY 82.39 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 828.00 FEET, A CENTRAL ANGLE OF 05°42'04", AND A CHORD BEARING AND DISTANCE OF NORTH 71°26'33" EAST 82.35 FEET TO THE POINT OF BEGINNING.

CONTAINING 71.437 ACRES.

CERTIFICATE OF OWNERSHIP AND DEDICATION:

LEN-ANGELINE, LLC, A FLORIDA LIMITED LIABILITY COMPANY (THE "OWNER") HEREBY STATES AND DECLARES THAT IT IS THE FEE SIMPLE OWNER OF ALL LANDS REFERRED TO AS "ANGELINE PHASE 2B", AND DESCRIBED IN THE LEGAL DESCRIPTION, WHICH IS A PART OF THIS PLAT, AND MAKES THE FOLLOWING DEDICATIONS:

1. THE OWNER DOES HEREBY GRANT, CONVEY AND DEDICATE TO NORTH AR-1 OF PASCO COMMUNITY DEVELOPMENT DISTRICT, A LOCAL UNIT OF SPECIAL PURPOSE GOVERNMENT ORGANIZED AND EXISTING PURSUANT TO CHAPTER 190 OF THE FLORIDA STATUTES (THE DISTRICT OR CDD) TRACT "A" (CDD RIGHT-OF-WAY AND PUBLIC UTILITY EASEMENT), TRACT "B" (CONTAINING WETLAND, DRAINAGE, COMMON AREA, OPEN SPACE, EMERGENCY ACCESS / MULTI-USE PATH), TRACT "C" (CONTAINING WETLAND, DRAINAGE, COMMON AREA AND OPEN SPACE), TRACT "H" (CONTAINING COMMON AREA, OPEN SPACE, AND AN EMERGENCY ACCESS / MULTI-USE PATH), AND TRACT "I" (CONTAINING DRAINAGE, COMMON AREA AND OPEN SPACE), TRACT "L" (CONTAINING CDD SIGNAGE, DRAINAGE AND UTILITY EASEMENT), TRACT "M" (CONTAINING CDD COMMON AREA & OPEN SPACE), AND TRACT "N" (CONTAINING CDD COMMON AREA & OPEN SPACE) AS SHOWN AND DEPICTED HEREON. AS EVIDENCED BY ITS EXECUTION OF THIS PLAT, THE DISTRICT ACCEPTS THIS DEDICATION AND AGREES TO MAINTAIN THE FOREGOING TRACTS.

2. THE OWNER FURTHER DOES:

a. GRANT, CONVEY, AND DEDICATE TO PASCO COUNTY, FLORIDA (THE COUNTY) A PERPETUAL EASEMENT FOR INGRESS EGRESS OVER AND ACROSS TRACT "A" WHICH ARE SHOWN AND DEPICTED HEREON FOR ANY AND ALL GOVERNMENTAL PURPOSES INCLUDING (WITHOUT LIMITATION) FIRE AND LAW ENFORCEMENT, AND EMERGENCY MEDICAL SERVICES.

b. GRANT, CONVEY, AND DEDICATE TO PASCO COUNTY, FLORIDA (THE COUNTY) A PERPETUAL EASEMENT FOR INGRESS EGRESS OVER AND ACROSS TRACT "H", THE 20' EMERGENCY ACCESS EASEMENT, WHICH ARE SHOWN AND DEPICTED HEREON FOR ANY AND ALL GOVERNMENTAL PURPOSES INCLUDING (WITHOUT LIMITATION) FIRE AND LAW ENFORCEMENT, AND EMERGENCY MEDICAL SERVICES. IN THE EVENT OF ANY ACCIDENT, BLOCKAGE OR OTHER EMERGENCY, AT THE REQUEST OF AN EMERGENCY SERVICES PROVIDER, THE EMERGENCY ACCESS EASEMENT SHALL REMAIN OPEN TO THE RESIDENTS AND THEIR INVITEES UNTIL TRAFFIC FLOW IS RESTORED. THE CDD SHALL BE RESPONSIBLE FOR MAINTAINING THE EASEMENT AT ALL TIMES SO THAT IT CAN BE USED IN THE EVENT OF AN EMERGENCY.

c. GRANT, CONVEY, AND DEDICATE TO THE COUNTY, STATUTORILY AUTHORIZED PUBLIC UTILITY ENTITIES AND ALL LICENSED PRIVATE UTILITY ENTITIES A NON-EXCLUSIVE, UNOBSTRUCTED UTILITY EASEMENT FOR TELEPHONE, ELECTRIC, CABLE TELEVISION, WATER, SEWER, STREET LIGHTS, FIRE PROTECTION, AND OTHER UTILITIES OVER AND ACROSS THOSE PORTIONS OF THE PLAT SHOWN AS "UTILITY EASEMENT", AND IDENTIFIED HEREON FOR SUCH PURPOSES, THE USE AND BENEFIT OF WHICH SHALL EXTEND AND INURE TO THE BENEFIT OF THE "COUNTY", STATUTORILY AUTHORIZED PUBLIC UTILITY ENTITIES AND ALL DULY LICENSED PRIVATE UTILITY COMPANIES. IN THE EVENT UTILITY IMPROVEMENTS ARE CONSTRUCTED WITHIN SUCH UTILITY EASEMENT AREAS, IT SHALL BE THE RESPONSIBILITY OF THE UTILITY ENTITIES TO REPAIR OR REPLACE SAID UTILITY IMPROVEMENTS AS NECESSARY FOR MAINTENANCE OF SAID UTILITIES.

d. GRANT, CONVEY, AND DEDICATE TO THE DISTRICT, A PERPETUAL EASEMENT OVER AND ACROSS ALL LANDS SHOWN HEREON AS LANDSCAPE EASEMENTS AND DRAINAGE, ACCESS & WALL EASEMENTS FOR THE PURPOSE OF CONSTRUCTING, MAINTAINING, REPAIRING, REPLACING, AND ACCESSING ALL LANDSCAPING AND WALLS LYING THEREIN.

CERTIFICATE OF OWNERSHIP AND DEDICATION (CONTINUED):

e. GRANT, CONVEY, AND DEDICATE TO THE DISTRICT, A PERPETUAL EASEMENT OVER AND ACROSS ALL LANDS SHOWN HEREON AS DRAINAGE EASEMENTS FOR THE PURPOSE OF MAINTAINING, REPAIRING, REPLACING, AND ACCESSING THE STORM WATER DRAINAGE FACILITIES LYING THEREIN. THE DISTRICT SHALL CONSTRUCT, OPERATE, AND MAINTAIN THE DRAINAGE FACILITIES AND RELATED IMPROVEMENTS SHOWN HEREON.

3. THE OWNER DOES HEREBY RESERVE UNTO ITSELF, ITS SUCCESSORS OR ASSIGNS, THE TITLE TO ANY LANDS OR IMPROVEMENTS DEDICATED TO THE PUBLIC OR TO THE COUNTY, IF FOR ANY REASON SUCH DEDICATION SHALL BE EITHER VOLUNTARILY VACATED, VOIDED, OR INVALIDATED TO THE EXTENT CONSISTENT WITH FS 177.085(1).

4. THE OWNER DOES HEREBY RESERVE UNTO ITSELF, ITS RESPECTIVE SUCCESSORS OR ASSIGNS A NON-EXCLUSIVE EASEMENT IN COMMON WITH OTHERS LOCATED WITHIN THE UTILITY EASEMENT OVER AND ACROSS THE FRONT OF ALL LOTS ON THIS PLAT. SAID NON-EXCLUSIVE EASEMENT IS FOR THE INSTALLATION, OPERATION AND MAINTENANCE AND/OR REPLACEMENT OF COMMUNICATION LINES, INCLUDING, BUT NOT LIMITED TO CABLE TELEVISION, INTERNET ACCESS, TELECOMMUNICATIONS AND BULK TELECOMMUNICATION SERVICES TO THE EXTENT CONSISTENT WITH SECTION 177.091(28), FLORIDA STATUTES.

5. OWNER DOES HEREBY GRANT, CONVEY AND DEDICATE TO THE DISTRICT ALL (CDD) SIDE YARD DRAINAGE/ACCESS EASEMENTS AS SHOWN HEREON FOR MAINTENANCE AND OTHER PURPOSES INCIDENTAL THERETO.

6. OWNER DOES FURTHER GRANT, CONVEY AND DEDICATE TO THE COUNTY A NON-EXCLUSIVE FLOW THROUGH EASEMENT AND REASONABLE RIGHT OF ACCESS TO ENSURE THE FREE FLOW OF WATER FOR GENERAL PUBLIC DRAINAGE PURPOSES OVER, THROUGH AND UNDER ALL DRAINAGE AREAS OR COMMONLY OWNED PROPERTY SHOWN ON THIS PLAT. IN THE EVENT THE "DISTRICT" FAILS TO PROPERLY MAINTAIN ANY DRAINAGE AREA OR FACILITIES PREVENTING THE FREE FLOW OF WATER, THE COUNTY SHALL HAVE RIGHT, BUT NOT THE OBLIGATION, TO ACCESS AND ENTER UPON ANY DRAINAGE AREA FOR THE PURPOSE OF PERFORMING MAINTENANCE TO ENSURE THE FREE FLOW OF WATER.

7. THE OWNERS DO GRANT, CONVEY, AND DEDICATE TO THE PERPETUAL USE OF THE PUBLIC AND THE COUNTY ALL UTILITY EASEMENTS, IMPROVEMENTS AND FACILITIES LYING WITHIN OR UPON THE LANDS DEPICTED ON THIS PLAT, AND FURTHER DOES HEREBY RESERVE UNTO THEMSELVES, THEIR SUCCESSORS, OR ASSIGNS, THE RIGHT TO CONSTRUCT, OPERATE, AND MAINTAIN ALL UTILITY IMPROVEMENTS, OR UTILITIES AND APPURTENANCES LYING WITHIN THE LANDS DEPICTED ON THIS PLAT UNTIL SUCH TIME AS THE OPERATION AND MAINTENANCE OF SAID UTILITY IMPROVEMENTS, FACILITIES, AND APPURTENANCES ARE ASSUMED BY THE COUNTY.

8. OWNER HEREBY GRANTS, CONVEYS AND DEDICATES TO PASCO COUNTY, FLORIDA, TRACT "D" [(PUBLIC) PUMP STATION SITE], AS SHOWN HEREON, AND THE UTILITY IMPROVEMENTS AND FACILITIES LOCATED THEREIN FOR PURPOSES INCIDENTAL THERETO. OWNER DOES FURTHER RESERVE UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, A TEMPORARY EASEMENT ON, OVER AND UNDER TRACT "D" FOR THE PURPOSE OF CONSTRUCTING, OPERATING AND MAINTAINING ALL UTILITY IMPROVEMENTS AND FACILITIES LYING WITHIN OR UPON TRACT "D" UNTIL SUCH TIME AS THE OPERATION AND MAINTENANCE OF SUCH IMPROVEMENTS AND FACILITIES ARE ASSUMED BY THE COUNTY.

9. OWNER HEREBY GRANTS TO GIG FIBER, LLC, ITS SUCCESSORS OR ASSIGNS A NON-EXCLUSIVE EASEMENT LOCATED IN THE TECHNOLOGY EASEMENT (TUE) AS SHOWN AND DEPICTED ON THE PLAT. SAID NON-EXCLUSIVE EASEMENT IS FOR THE INSTALLATION, OPERATION AND MAINTENANCE AND/OR REPLACEMENT OR UNDERGROUND UTILITY CONDUITS. AND RELATED FACILITIES TO ACCOMMODATE WHATEVER CABLES AND LINE THAT THE OWNER ELECTS TO INSTALL OR HAVE INSTALLED WITHIN SAID CONDUITS.

OWNER: LEN-ANGELINE, LLC

BY: John Ryan
MANAGER

Maria
WITNESS
Arianna Horta
(PRINT NAME)

Ky Andre Holifield
WITNESS
Ky Andre Holifield
(PRINT NAME)

OWNERS ACKNOWLEDGEMENT

STATE OF FLORIDA)
COUNTY OF HILLSBOROUGH) SS

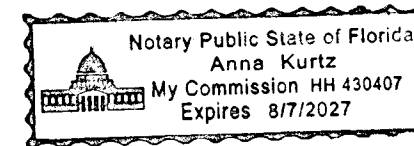
I HEREBY CERTIFY ON THIS 12th DAY OF August, 2024, BEFORE ME PERSONALLY APPEARED BY MEANS OF PHYSICAL PRESENCE JOHN RYAN, MANAGER OF LEN-ANGELINE, LLC, KNOWN TO ME OR WHO HAS PRODUCED

AS IDENTIFICATION, WHO HAS IDENTIFIED HIMSELF AS THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION AND SEVERALLY ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR FREE ACT AND DEED FOR THE USES AND PURPOSES THEREIN EXPRESSED.

WITNESS MY HAND AND SEAL, THE DAY AND YEAR AFORESAID.

MY COMMISSION EXPIRES: 8/17/2027
COMMISSION NUMBER: HH 430407

Anna Kurtz
NOTARY PUBLIC, STATE OF FLORIDA AT LARGE



CERTIFICATE OF ACCEPTANCE

OF NORTH AR-1 OF PASCO COMMUNITY DEVELOPMENT DISTRICT

THE DEDICATION TO THE NORTH AR-1 OF PASCO COMMUNITY DEVELOPMENT DISTRICT, A LOCAL UNIT OF SPECIAL PURPOSE GOVERNMENT ORGANIZED AND EXISTING PURSUANT TO CHAPTER 190, FLORIDA STATUTES, WAS ACCEPTED AT AN OPEN MEETING OF THE NORTH AR-1 OF PASCO COMMUNITY DEVELOPMENT DISTRICT BY THE BOARD OF SUPERVISORS THIS 12th DAY OF August, 2024, AND HEREBY CONSENTS TO AND JOINS IN THE RECORDING OF THIS INSTRUMENT AND ACCEPTS THE DEDICATIONS AND MAINTENANCE RESPONSIBILITIES SHOWN HEREON.

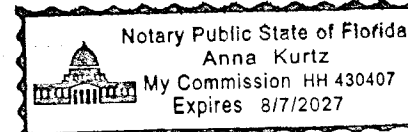
BY: Michael Lawson
CHAIR OF THE NORTH AR-1
OF PASCO COMMUNITY
DEVELOPMENT DISTRICT

Maria
WITNESS
Arianna Horta
(PRINT NAME)

Ky Andre Holifield
WITNESS
Ky Andre Holifield
(PRINT NAME)

CDD ACKNOWLEDGEMENT

STATE OF FLORIDA)
COUNTY OF HILLSBOROUGH) SS



I HEREBY CERTIFY ON THIS 12th DAY OF August, 2024, BEFORE ME PERSONALLY APPEARED BY MEANS OF PHYSICAL PRESENCE MICHAEL LAWSON, CHAIR OF THE NORTH AR-1 OF PASCO COMMUNITY DEVELOPMENT DISTRICT, KNOWN TO ME OR WHO HAS PRODUCED AS IDENTIFICATION, WHO HAS IDENTIFIED HIMSELF AS THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE OF ACCEPTANCE AND SEVERALLY ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR FREE ACT AND DEED FOR THE USES AND PURPOSES THEREIN EXPRESSED.

WITNESS MY HAND AND SEAL, THE DAY AND YEAR AFORESAID.

MY COMMISSION EXPIRES: 8/17/2027
COMMISSION NUMBER: HH 430407

Anna Kurtz
NOTARY PUBLIC, STATE OF FLORIDA AT LARGE

MORTGAGEE: JOINDER AND CONSENT TO DEDICATION

LANDS BEING PLATTED HEREIN ARE, AS OF THE DATE OF PLATTING, ENCUMBERED BY THAT CERTAIN CONSENSUAL LIEN FOR DEPOSIT EXECUTED FEBRUARY 9, 2018 FROM LENNAR HOMES, LLC, A FLORIDA LIMITED LIABILITY COMPANY, RECORDED FEBRUARY 9, 2018, IN OFFICIAL RECORDS BOOK 9676, PAGE 549 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA AND AN AMENDMENT WAS EXECUTED MAY 30, 2021 FROM LENNAR HOMES, LLC, A FLORIDA LIMITED LIABILITY COMPANY, RECORDED JUNE 4, 2021, IN OFFICIAL RECORDS BOOK 10363, PAGE 1030 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. A SEPARATE JOINDER AND CONSENT TO THE PLAT OF ANGELINE PHASE 2B, IS BEING RECORDED IN THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, CONCURRENT WITH THE RECORDATION OF THIS PLAT.

PROPERTY INFORMATION

STATE OF FLORIDA)
COUNTY OF HILLSBOROUGH) SS

WE, FIRST AMERICAN TITLE INSURANCE COMPANY, DULY LICENSED IN THE STATE OF FLORIDA, HAVE COMPLETED A PROPERTY INFORMATION REPORT (PROPERTY INFORMATION REPORT FOR THE FILING OF A SUBDIVISION PLAT IN PASCO COUNTY, FLORIDA, FATIC FILE No. 7222-6446764) AND BASED ON SAID REPORT FIND THAT THE TITLE OF THE PROPERTY IS VESTED IN LEN-ANGELINE, LLC, A FLORIDA LIMITED LIABILITY COMPANY, THAT THE CURRENT TAXES HAVE BEEN PAID, AND THAT THE PROPERTY IS NOT ENCUMBERED BY ANY MORTGAGES, OTHER ENCUMBRANCES OR EASEMENTS OTHER THAN SHOWN IN THAT PROPERTY INFORMATION REPORT FOR THE FILING OF A SUBDIVISION PLAT IN PASCO COUNTY, FLORIDA, FATIC FILE No. 7222-6446764.

THIS IS THE 12th DAY OF August, 2024.

FIRST AMERICAN TITLE INSURANCE COMPANY

BY: David H. Roberts
DAVID ROBERTS, SENIOR UNDERWRITER

REVIEW OF PLAT BY PROFESSIONAL SURVEYOR AND MAPPER, PASCO COUNTY, FLORIDA

PURSUANT TO SECTION 177.081 (1), FLORIDA STATUTES, I HEREBY CERTIFY THAT I, OR A FLORIDA PROFESSIONALLY LICENSED SURVEYOR AND MAPPER DESIGNEE UNDER MY DIRECTION AND SUPERVISION, HAVE PERFORMED A LIMITED REVIEW OF THIS PLAT FOR CONFORMITY TO CHAPTER 177 PART 1, FLORIDA STATUTES, AND THAT THIS PLAT COMPLIES WITH THE TECHNICAL REQUIREMENTS OF SAID CHAPTER, HOWEVER MY REVIEW AND CERTIFICATION DOES NOT INCLUDE COMPUTATIONS OR FIELD VERIFICATION OF ANY POINTS OR MEASUREMENTS.

SIGNED AND SEALED THIS 14th DAY OF August, 2024.

Alex W. Parnes
ALEX W. PARNES, PASCO COUNTY SURVEYOR
FLORIDA PROFESSIONAL SURVEYOR AND MAPPER NO. 5131

CERTIFICATE OF APPROVAL BY THE BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY THAT ON THIS THE 21st DAY OF August, 2024, THE FOREGOING PLAT WAS APPROVED TO BE RECORDED BY THE BOARD OF COUNTY COMMISSIONERS OF PASCO COUNTY, FLORIDA.

Reinald E. Dalka
CHAIRMAN OF THE BOARD OF COUNTY COMMISSIONERS

CERTIFICATE OF THE CLERK OF CIRCUIT COURT

I HEREBY CERTIFY THAT THE FOREGOING PLAT HAS BEEN FILED IN THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA ON THIS THE 22nd DAY OF August, 2024, IN PLAT BOOK 96 PAGE(S) 27-35.

Nikolai Alvarez-Sowles
NIKOLAI ALVAREZ-SOWLES, ESQ., PASCO COUNTY CLERK AND COMPTROLLER

SURVEYOR'S CERTIFICATE:

THE UNDERSIGNED, BEING CURRENTLY LICENSED BY THE STATE OF FLORIDA AS A PROFESSIONAL SURVEYOR AND MAPPER, DOES HEREBY CERTIFY THAT THIS PLAT WAS PREPARED UNDER MY DIRECTION AND SUPERVISION, AND SAID PLAT COMPLIES WITH ALL SURVEY REQUIREMENTS OF FLORIDA STATUTES, CHAPTER 177, PART 1.

SIGNED AND SEALED THIS 13th DAY OF August, 2024.

Jeffrey Wayne Kohler
JEFFREY WAYNE KOHLER
PROFESSIONAL SURVEYOR & MAPPER
STATE OF FLORIDA, No. LS 6201
4921 MEMORIAL HIGHWAY
ONE MEMORIAL CENTER, SUITE 300
TAMPA, FLORIDA 33634
CERTIFICATE OF AUTHORIZATION No. LB 2610

SEE SHEET 2 OF 9 FOR KEY MAP

SHEET 1 of 9

ANGELINE PHASE 2B
BEING A PORTION OF SECTIONS 18, 19, & 20, TOWNSHIP 25 SOUTH, RANGE 18 EAST, PASCO COUNTY, FLORIDA

PLAT NOTES:

- SUBDIVISION PLATS BY NO MEANS REPRESENT A DETERMINATION ON WHETHER PROPERTIES WILL OR WILL NOT FLOOD. LAND WITHIN THE BOUNDARIES OF THIS PLAT MAY OR MAY NOT BE SUBJECT TO FLOODING; THE DEVELOPMENT SERVICES DIVISION HAS INFORMATION REGARDING FLOODING AND RESTRICTIONS ON DEVELOPMENT.
- DRAINAGE EASEMENTS SHALL NOT CONTAIN PERMANENT IMPROVEMENTS. INCLUDING BUT NOT LIMITED TO SIDEWALKS, DRIVEWAYS, IMPERVIOUS SURFACES, PATIOS, DECKS, POOLS, AIR CONDITIONERS, STRUCTURES, UTILITY SHEDS, POLES, FENCES, SPRINKLER SYSTEMS, TREES, SHRUBS, HEDGES, AND LANDSCAPING PLANTS OTHER THAN GRASS, EXCEPT FOR LANDSCAPING OF STORM WATER DETENTION AND RETENTION PONDS AS REQUIRED BY THE LAND DEVELOPMENT CODE. THIS NOTE SHALL APPEAR ON EACH AFFECTED DEED.
- BEARINGS SHOWN HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, FLORIDA WEST ZONE, NAD 83 (2011) AND ARE DERIVED BY MULTIPLE REAL-TIME KINEMATIC GPS OBSERVATIONS. BEARINGS SHOWN HEREON ARE A MEANS TO REFERENCE THE SURVEYED PARCEL TO THE DEED OR PLAT OF RECORD. MORE SPECIFICALLY THE NORTH LINE OF THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 25 SOUTH, RANGE 18 EAST, PASCO COUNTY, FLORIDA, BEING SOUTH 89°51'09" EAST, AS SHOWN HEREON.
- COORDINATE VALUES SHOWN HEREON ARE BASED ON PASCO COUNTY PRIMARY HORIZONTAL CONTROL NETWORK AND WERE ESTABLISHED TO PASCO COUNTY SURVEYING AND MAPPING ACCEPTED METHODS AND PROCEDURES FOR ESTABLISHMENT OF HORIZONTAL SURVEYING CONTROL, AND/OR APPROVED BY THE COUNTY SURVEYOR.
- STATE PLANE COORDINATES SHOWN HEREON (FLORIDA WEST ZONE) WERE ESTABLISHED BY REAL-TIME KINEMATIC (RTK) GLOBAL POSITIONING SYSTEM (GPS) OBSERVATIONS UTILIZING A VIRTUAL REFERENCE STATION REAL TIME NETWORK SOLUTION, AND THE PRODUCT OF MULTIPLE OBSERVATION SESSIONS CONSISTING OF AT LEAST 60 EPOCHS EACH, AND INCLUDED NATIONAL GEODETIC SURVEY (NGS) CONTROL STATIONS "K16 055" NORTH AMERICAN DATUM (NAD) 83(2011), "P19 067" NAD 83(2011) AND "V20 210" NAD 83(2011).
- A CORNER MONUMENT INSCRIBED "AGI LB 2610" SHALL BE SET AT EACH LOT/TRACT CORNER WITHIN THE SUBDIVISION AS REQUIRED BY CHAPTER 177, PART 1 OF THE FLORIDA STATUTES WITHIN TIME ALLOTTED IN FLORIDA STATUTES 177.091(9). WHERE A CORNER MONUMENT CANNOT BE SET A WITNESS MONUMENT INSCRIBED "WITNESS LB 2610" SHALL BE SET 5.00 FEET OFFSET ALONG A CORRESPONDING LINE.
- ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES; PROVIDED, HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION SHALL COMPLY WITH THE NATIONAL ELECTRICAL SAFETY CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION.
- THIS SUBDIVISION CONTAINS RIGHTS-OF-WAY, EASEMENTS, AND OTHER COMMON AREAS WHICH ARE NEITHER OWNED NOR MAINTAINED BY PASCO COUNTY.
- ALL DISTANCES SHOWN HEREON ARE IN U.S. SURVEY FEET.
- ALL LOT AND TRACT LINES INTERSECTING A CURVE ARE RADIAL TO THAT CURVE UNLESS NOTED AS NOT RADIAL (NR).
- WETLAND CONSERVATION AREAS AS SHOWN HEREON MAY BE SUBJECT TO CERTAIN RESTRICTIONS FOUND IN: PASCO COUNTY LAND DEVELOPMENT CODE, SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT (SWFWMD), ENVIRONMENTAL RESOURCE PERMIT, AND/OR THE UNITED STATES ARMY CORPS OF ENGINEERS (C.O.E.) PERMIT.

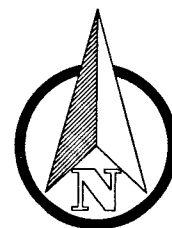
PLAT LEGEND

- FOUND IRON ROD (SIZE AND IDENTIFICATION AS SHOWN)
- EXISTING 4"x4" CONCRETE PERMANENT REFERENCE MONUMENT "AGI PRM LB 2610" UNLESS OTHERWISE NOTED
- SET 4"x4" CONCRETE PERMANENT REFERENCE MONUMENT "AGI PRM LB 2610" UNLESS OTHERWISE NOTED
- PERMANENT CONTROL POINT "AGI PCP LB 2610"
- SET NAIL & DISK "LB 2610"
- NON RADIAL LINE
- EASEMENTS, SIZE AND TYPE AS NOTED
- STATE PLANE COORDINATES
- SECTION, TOWNSHIP, RANGE
- OVERALL
- SWFWMD
- FPC
- R/W
- PRM
- WCA
- ESMT
- I/E
- PG
- PS
- ID
- UE
- WE
- JD
- LB
- RTL
- ORB
- SEC
- FCM
- FCR
- S/B
- FDOT
- FOP
- CCR
- CDD
- TYP
- (W)

NOTICE:
THIS PLAT AS RECORDED IN ITS GRAPHIC FORM IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.



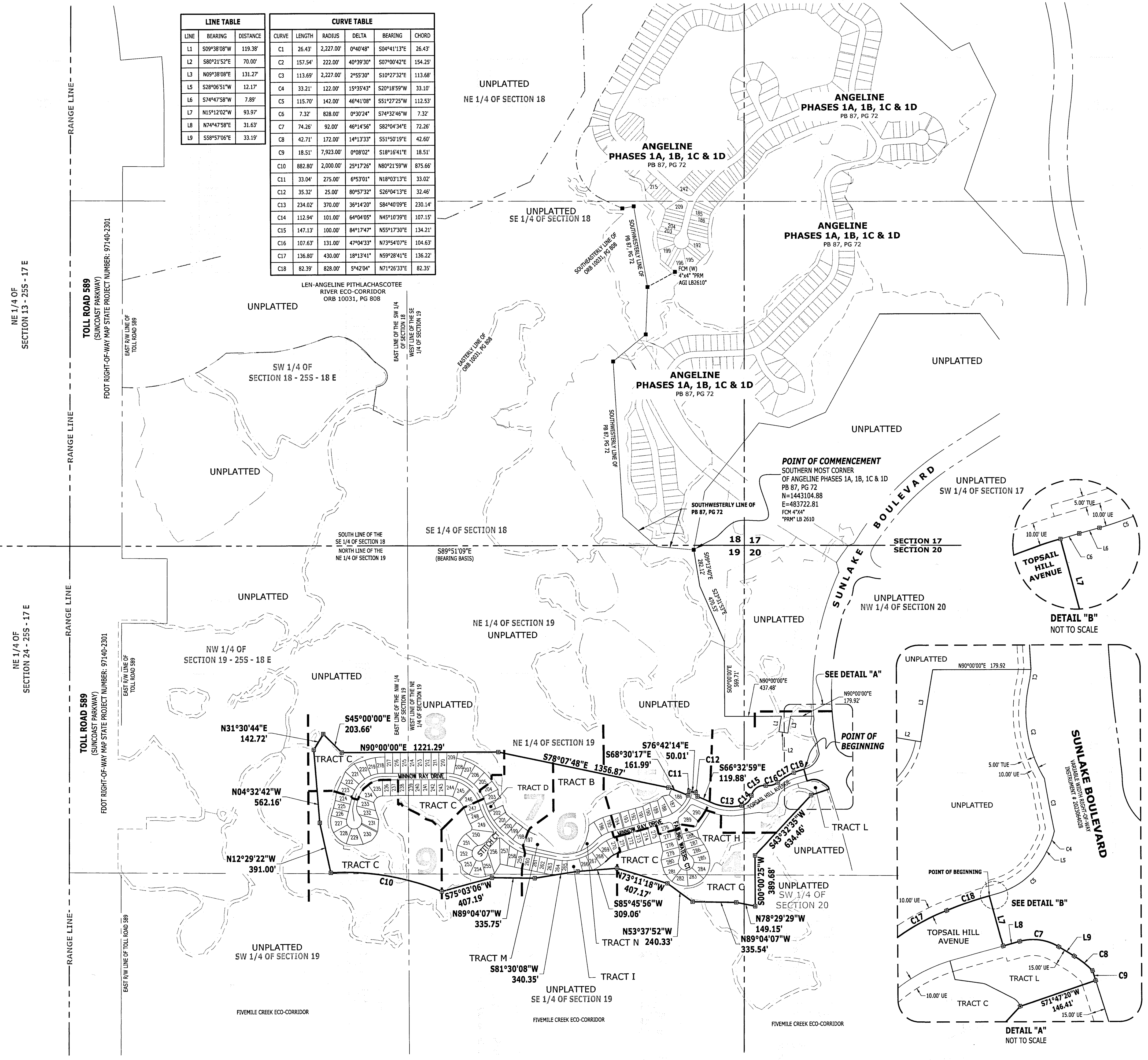
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0 400' 800'
SCALE: 1" = 400'

LINE TABLE			CURVE TABLE					
LINE	BEARING	DISTANCE	CURVE	LENGTH	RADIUS	DELTA	BEARING	CHORD
L1	S09°38'08"W	119.38'	C1	26.43'	2,227.00'	0°40'48"	S04°41'13"E	26.43'
L2	S80°21'52"E	70.00'	C2	157.54'	222.00'	40°39'30"	S07°00'42"E	154.25'
L3	N09°38'08"E	131.27'	C3	113.69'	2,227.00'	2°55'30"	S10°27'32"E	113.68'
L5	S28°06'51"W	12.17'	C4	33.21'	122.00'	15°35'43"	S20°18'59"W	33.10'
L6	S74°47'58"W	7.89'	C5	115.70'	142.00'	46°41'08"	S51°27'25"W	112.53'
L7	N15°12'02"W	93.97'	C6	7.32'	828.00'	0°30'24"	S74°32'46"W	7.32'
L8	N74°47'58"E	31.63'	C7	74.26'	92.00'	46°14'56"	S82°04'34"E	72.26'
L9	S58°57'06"E	33.19'	C8	42.71'	172.00'	14°13'33"	S51°50'19"E	42.60'
			C9	18.51'	7,923.00'	0°08'02"	S18°16'41"E	18.51'
			C10	882.80'	2,000.00'	25°17'26"	N80°21'59"W	875.66'
			C11	33.04'	275.00'	6°53'01"	N18°03'13"E	33.02'
			C12	35.32'	25.00'	80°57'32"	S26°04'13"E	32.46'
			C13	234.02'	370.00'	36°14'20"	S84°40'09"E	230.14'
			C14	112.94'	101.00'	64°04'05"	N45°10'39"E	107.15'
			C15	147.13'	100.00'	84°17'47"	N55°17'30"E	134.21'
			C16	107.63'	131.00'	47°04'33"	N73°54'07"E	104.63'
			C17	136.80'	430.00'	18°13'41"	N59°28'41"E	136.22'
			C18	82.39'	828.00'	5°42'04"	N71°26'33"E	82.35'

LEN-ANGELINE PITHLACHASCOTTEE
RIVER ECO-CORRIDOR
ORB 10031, PG 808



KEY MAP

ANGELINE PHASE 2B
BEING A PORTION OF SECTIONS 19 AND 20 TOWNSHIP 25 SOUTH, RANGE 18 EAST, PASCO COUNTY, FLORIDA

PLAT BOOK 96 PAGE 29

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S09°38'08"W	119.38'
L2	S80°21'52"E	70.00'
L3	N09°38'08"E	131.27'
L5	S28°06'51"W	12.17'
L6	S74°47'58"W	7.89'
L7	N15°12'02"W	93.97'
L8	N74°47'58"E	31.63'
L9	S58°57'06"E	33.19'

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	BEARING	CHORD
C1	26.43'	2,227.00'	0°40'48"	S04°41'13"E	26.43'
C2	157.54'	222.00'	40°39'30"	S07°00'42"E	154.25'
C3	113.69'	2,227.00'	2°55'30"	S10°27'32"E	113.68'
C4	33.21'	122.00'	15°35'43"	S20°18'59"W	33.10'
C5	115.70'	142.00'	46°41'08"	S51°27'25"W	112.53'
C6	7.32'	828.00'	0°30'24"	S74°32'46"W	7.32'
C7	74.26'	92.00'	46°14'56"	S82°04'34"E	72.26'
C8	42.71'	172.00'	14°13'33"	S51°50'19"E	42.60'
C9	18.51'	7,923.00'	0°08'02"	S18°16'41"E	18.51'
C13	234.02'	370.00'	36°14'20"	S84°40'09"E	230.14'
C14	112.94'	101.00'	64°04'05"	N45°10'39"E	107.15'
C15	147.13'	100.00'	84°17'47"	N55°17'30"E	134.21'
C16	107.63'	131.00'	47°04'33"	N73°54'07"E	104.63'
C17	136.80'	430.00'	18°13'41"	N59°28'41"E	136.32'
C18	82.39'	828.00'	5°42'04"	N71°26'33"E	82.35'

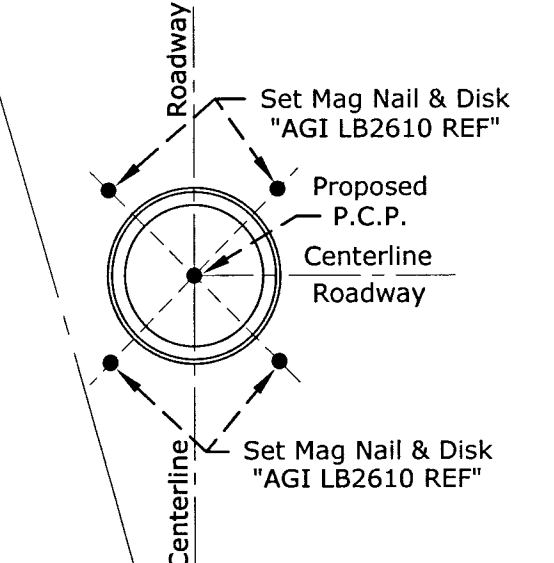
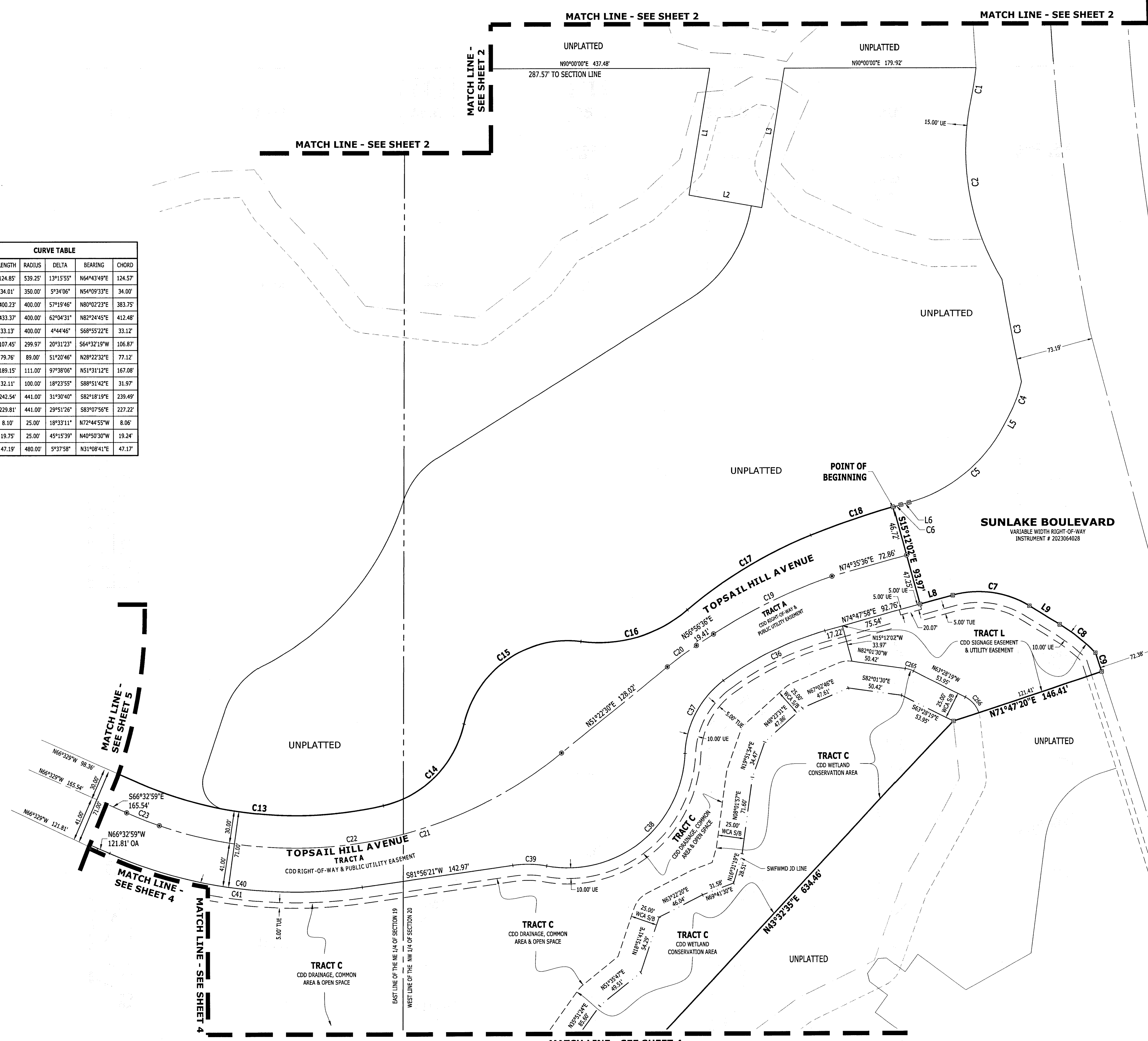
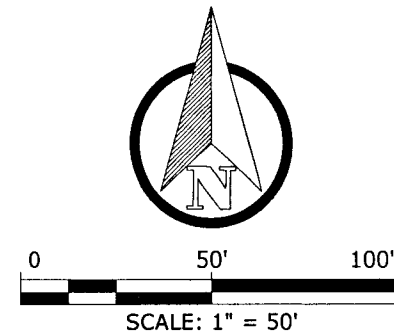
CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	BEARING	CHORD
C19	124.85'	539.25'	13°15'53"	N64°43'49"E	124.57'
C20	34.01'	350.00'	5°34'06"	N54°09'33"E	34.00'
C21	400.23'	400.00'	57°19'46"	N80°02'23"E	383.75'
C22	433.37'	400.00'	62°04'31"	N82°24'45"E	412.48'
C23	33.13'	400.00'	4°44'46"	S68°55'22"E	33.12'
C36	107.45'	299.97'	20°31'23"	S64°32'19"W	106.87'
C37	79.76'	89.00'	51°20'46"	N28°22'32"E	77.12'
C38	189.15'	111.00'	97°38'06"	N51°31'12"E	167.08'
C39	31.11'	100.00'	18°23'55"	S88°51'42"E	31.97'
C40	242.54'	441.00'	31°30'40"	S82°18'19"E	239.49'
C41	229.81'	441.00'	29°51'26"	S83°07'56"E	227.22'
C265	8.10'	25.00'	18°33'11"	N72°44'55"W	8.06'
C266	19.75'	25.00'	45°15'39"	N40°50'30"W	19.24'
C268	47.19'	480.00'	5°37'58"	N31°08'41"E	47.17'

PLAT LEGEND

- FOUND IRON ROD (SIZE AND IDENTIFICATION AS SHOWN)
- EXISTING 4"x4" CONCRETE PERMANENT REFERENCE MONUMENT *AGI PRM LB 2610* UNLESS OTHERWISE NOTED
- SET 4"x4" CONCRETE PERMANENT REFERENCE MONUMENT *AGI PRM LB 2610* UNLESS OTHERWISE NOTED
- PERMANENT CONTROL POINT *AGI PCP LB 2610*
- SET NAIL & DISK "LB 2610"
- NON-RADIAL LINE
- EASEMENTS, SIZE AND TYPE AS NOTED
- N=XXXXXX STATE PLANE COORDINATES
- E=XXXXXX SECTION, TOWNSHIP, RANGE
- S17-1515-6202 OVERALL
- SWFWMD SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT
- FPC FLOODPLAIN COMPENSATION
- R/W RIGHT-OF-WAY
- PRM PERMANENT REFERENCE MONUMENT
- WCA WETLAND CONSERVATION AREA
- ESMT EASEMENT
- INGRESS AND EGRESS EASEMENT
- PB PLAT BOOK
- PS PAGE
- PUMP STATION
- ID IDENTIFICATION
- UE UTILITY EASEMENT
- DE DRAINAGE / ACCESS EASEMENT
- WE RETAINING WALL EASEMENT
- JD JURISDICTIONAL WETLAND
- LB SURVEYOR BUSINESS
- RTL REFERENCE TIE LINE
- ORB OFFICIAL RECORD BOOK
- SEC SECTION
- FCM FOUND CONCRETE MONUMENT
- FCR FOUND IRON ROD WITH CAP (SIZE & ID AS SHOWN)
- S/B SETBACK
- PDOT FLORIDA DEPARTMENT OF TRANSPORTATION
- FOP FOUND OPEN PIPE
- CCR CERTIFIED CORNER RECORD
- CDD COMMUNITY DEVELOPMENT DISTRICT
- TUE TECHNOLOGY EASEMENT
- TYP TYPICAL
- (W) WITNESS CORNER



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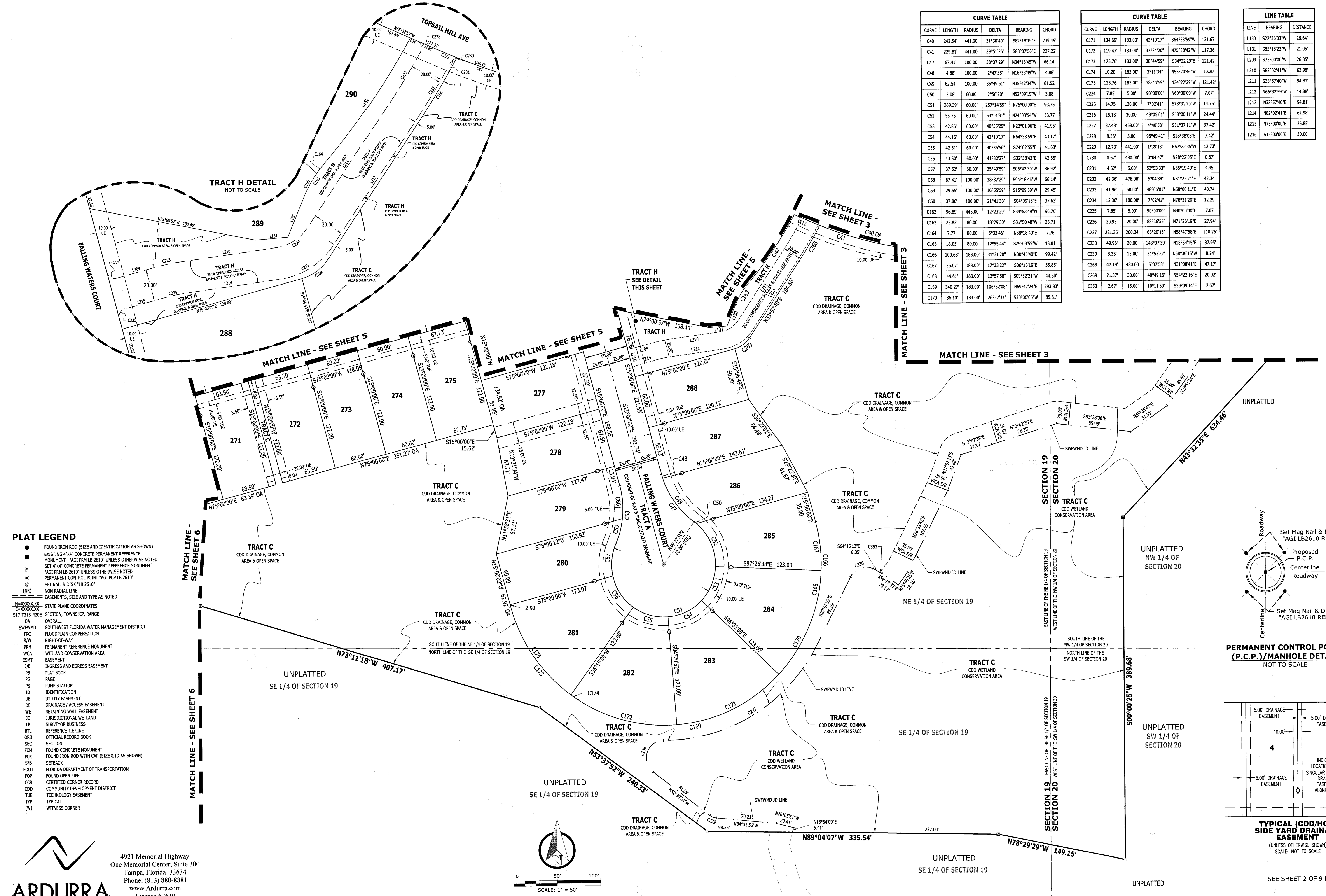


PERMANENT CONTROL POINT
(P.C.P.)//MANHOLE DETAIL
NOT TO SCALE

SEE SHEET 2 OF 9 FOR KEY MAP

ANGELINE PHASE 2B
BEING A PORTION OF SECTIONS 19 AND 20 TOWNSHIP 25 SOUTH, RANGE 18 EAST, PASCO COUNTY, FLORIDA

PLAT BOOK 96 PAGE 30

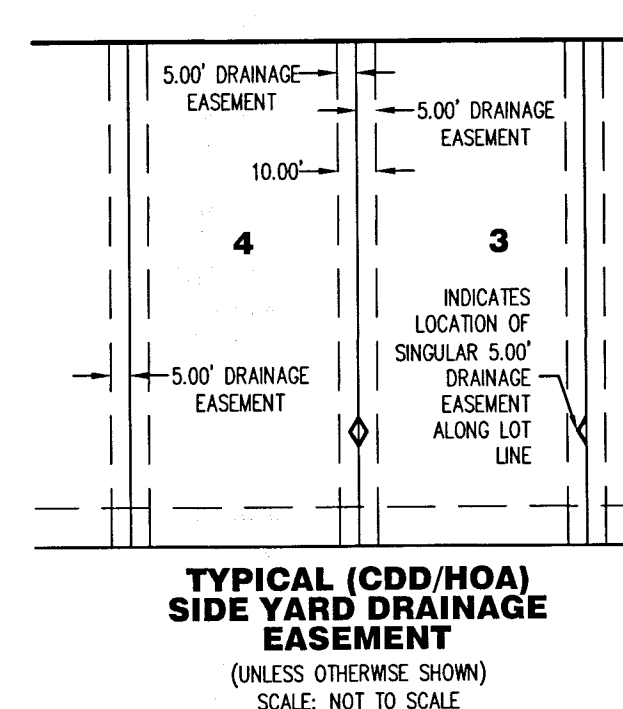
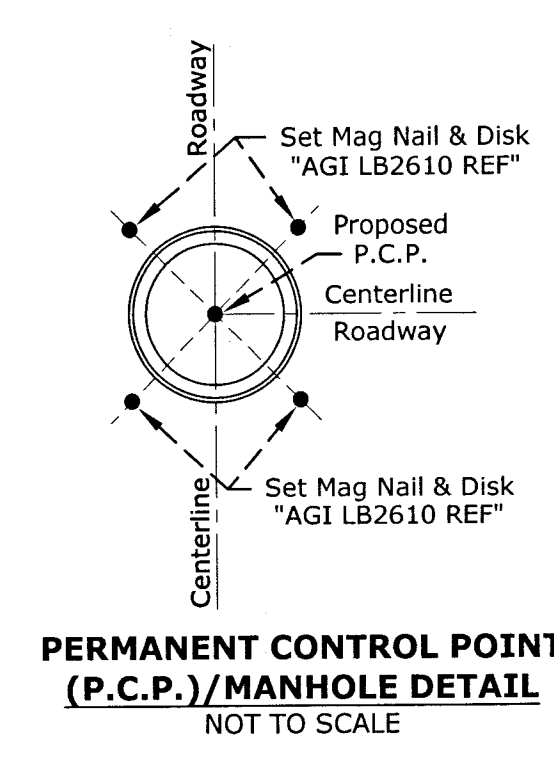


- PLAT LEGEND**
- FOUND IRON ROD (SIZE AND IDENTIFICATION AS SHOWN)
 - EXISTING 4"x4" CONCRETE PERMANENT REFERENCE MONUMENT *AGI PERM LB 2610* UNLESS OTHERWISE NOTED
 - SET 4"x4" CONCRETE PERMANENT REFERENCE MONUMENT *AGI PERM LB 2610* UNLESS OTHERWISE NOTED
 - SET 1/2" IRON ROD WITH CAP (SIZE & ID AS SHOWN)
 - SET NAIL & DISK "LB 2610"
 - (NR) NON RADIAL LINE
 - EASEMENTS, SIZE AND TYPE AS NOTED
 - N=XXXXXX.XX STATE PLANE COORDINATES
 - E=XXXXXX.XX SECTION, TOWNSHIP, RANGE
 - S17-T15-R20E OVERALL
 - SWFWM DISTRICT SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT
 - FPC FLOODPLAIN COMPENSATION
 - R/W RIGHT-OF-WAY
 - PRM PERMANENT REFERENCE MONUMENT
 - WCA WETLAND CONSERVATION AREA
 - ESMT EASEMENT
 - I/E INGRESS AND EGRESS EASEMENT
 - PL PLAT BOOK
 - PS PUMP STATION
 - ID IDENTIFICATION
 - UE UTILITY EASEMENT
 - DE DRAINAGE / ACCESS EASEMENT
 - WE RETAINING WALL EASEMENT
 - JD JURISDICTIONAL WETLAND
 - LB SURVEYOR BUSINESS
 - RTL REFERENCE TIE LINE
 - ORB OFFICIAL RECORD BOOK
 - SEC SECTION
 - FCM FOUND CONCRETE MONUMENT
 - FCR FOUND IRON ROD WITH CAP (SIZE & ID AS SHOWN)
 - S/B SETBACK
 - FDOT FLORIDA DEPARTMENT OF TRANSPORTATION
 - FOP FOUND OPEN PIPE
 - CCR CERTIFIED CORNER RECORD
 - CDD COMMUNITY DEVELOPMENT DISTRICT
 - TYP TECHNOLOGY EASEMENT
 - (W) WITNESS CORNER

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	BEARING	CHORD
C40	242.54'	441.00'	31°30'40"	S82°18'19"E	239.49'
C41	229.81'	441.00'	29°51'26"	S83°07'56"E	227.22'
C47	67.41'	100.00'	38°37'29"	N34°18'45"W	66.14'
C48	4.88'	100.00'	2°47'38"	N16°23'49"W	4.88'
C49	62.54'	100.00'	35°49'51"	N35°42'34"W	61.52'
C50	3.08'	60.00'	2°56'20"	N52°09'19"W	3.08'
C51	269.39'	60.00'	25°14'59"	N75°00'00"E	93.75'
C52	55.75'	60.00'	53°14'31"	N24°03'54"W	53.77'
C53	42.86'	60.00'	40°55'29"	N23°01'06"E	41.95'
C54	44.16'	60.00'	42°10'17"	N64°33'59"E	43.17'
C55	42.51'	60.00'	40°35'56"	S74°02'55"E	41.63'
C56	43.50'	60.00'	41°32'27"	S32°58'43"E	42.55'
C57	37.52'	60.00'	35°49'59"	S05°42'30"W	36.92'
C58	67.41'	100.00'	38°37'29"	S04°18'45"W	66.14'
C59	29.55'	100.00'	16°55'59"	S19°09'30"W	29.45'
C60	37.86'	100.00'	21°41'30"	S04°09'15"E	37.63'
C162	96.89'	448.00'	12°23'29"	S34°53'49"W	96.70'
C163	25.82'	80.00'	18°29'30"	S31°50'48"W	25.71'
C164	7.77'	80.00'	9°33'46"	N38°18'40"E	7.76'
C165	18.05'	80.00'	12°55'44"	S29°03'55"W	18.01'
C166	100.68'	183.00'	18°29'30"	S31°50'48"W	99.42'
C167	56.07'	183.00'	17°33'22"	S06°13'19"E	55.85'
C168	44.61'	183.00'	13°57'58"	S09°22'21"W	44.50'
C169	340.27'	183.00'	106°32'08"	N69°47'24"E	293.33'
C170	86.10'	183.00'	26°57'31"	S30°00'05"W	85.31'

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	BEARING	CHORD
C171	134.69'	183.00'	42°10'17"	S64°33'59"W	131.67'
C172	119.47'	183.00'	37°24'20"	N75°38'42"W	117.36'
C173	123.76'	183.00'	38°44'59"	S34°22'29"E	121.42'
C174	10.20'	183.00'	7°11'34"	N55°20'46"W	10.20'
C175	123.76'	183.00'	38°44'59"	N34°22'29"W	121.42'
C224	7.85'	5.00'	90°00'00"	N60°00'00"W	7.07'
C225	14.75'	120.00'	7°02'41"	S78°31'20"W	14.75'
C226	25.18'	30.00'	48°05'01"	S58°00'11"W	24.44'
C227	37.43'	458.00'	4°40'58"	S31°37'11"W	37.42'
C228	8.36'	5.00'	95°49'41"	S18°38'08"E	7.42'
C229	12.73'	441.00'	1°39'13"	N67°22'35"W	12.73'
C230	0.67'	480.00'	0°04'47"	N28°22'05"E	0.67'
C231	4.62'	5.00'	52°53'33"	N55°19'49"E	4.45'
C232	42.36'	478.00'	5°04'38"	N31°25'21"E	42.34'
C233	41.96'	50.00'	48°05'01"	N58°00'11"E	40.74'
C234	12.30'	100.00'	7°02'41"	N78°31'20"E	12.29'
C235	7.85'	5.00'	90°00'00"	N60°00'00"E	7.07'
C236	30.93'	20.00'	88°36'55"	N71°26'19"E	27.94'
C237	221.35'	200.24'	63°20'13"	N58°47'58"E	210.25'
C238	49.96'	20.00'	143°07'39"	N18°54'15"E	37.95'
C239	8.35'	15.00'	31°53'22"	N68°36'15"W	8.24'
C268	47.19'	480.00'	5°37'58"	N31°08'41"E	47.17'
C269	21.37'	30.00'	40°49'16"	N54°22'16"E	20.92'
C353	2.67'	15.00'	10°11'59"	S59°09'14"E	2.67'

LINE TABLE		
LINE	BEARING	DISTANCE
L130	S22°36'03"W	26.64'
L131	S85°18'23"W	21.05'
L209	S75°00'00"W	26.85'
L210	S82°02'41"W	62.98'
L211	S33°57'40"W	94.81'
L212	N66°32'59"W	14.88'
L213	N33°57'40"E	94.81'
L214	N82°02'41"E	62.98'
L215	N75°00'00"E	26.85'
L216	S15°00'00"E	30.00'



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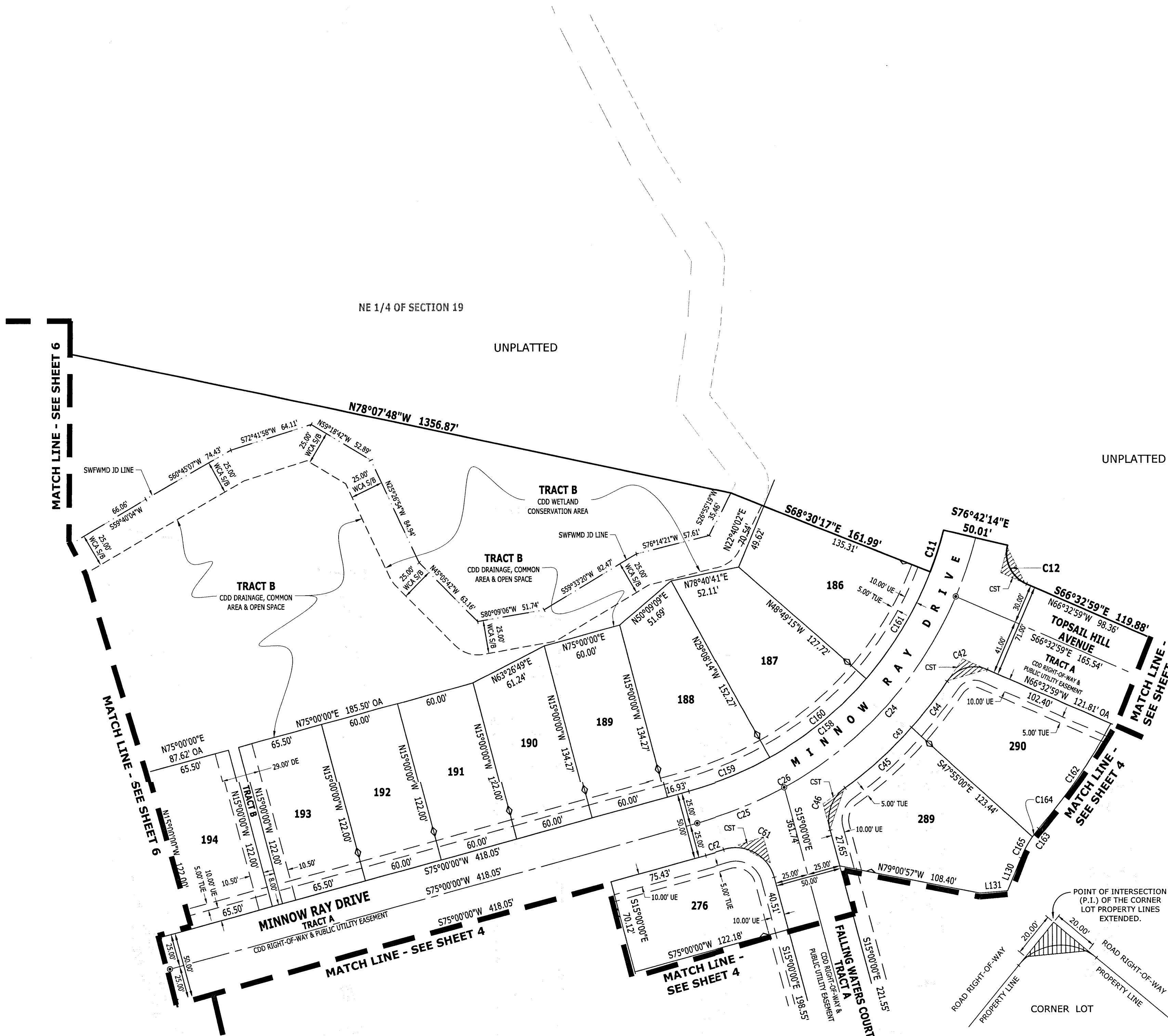
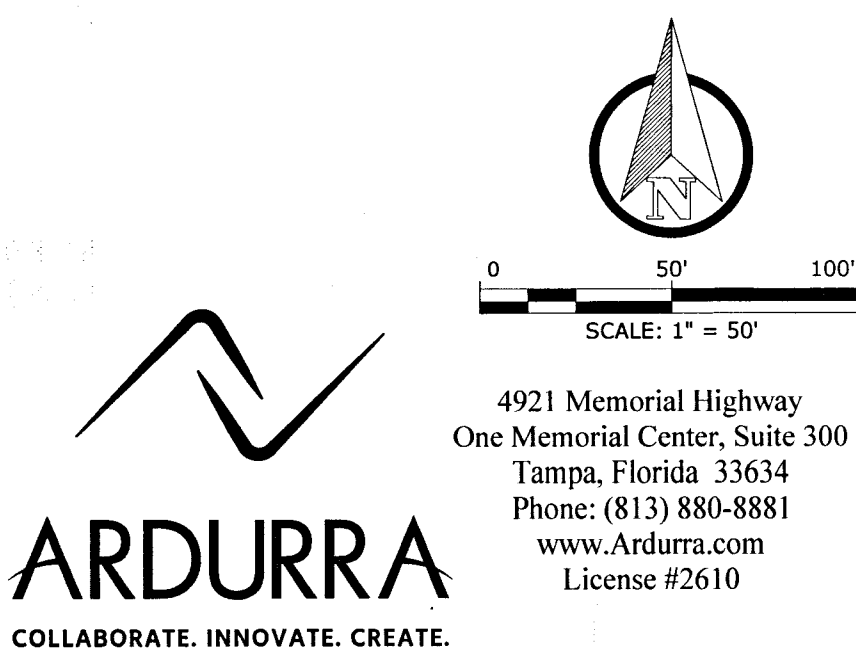
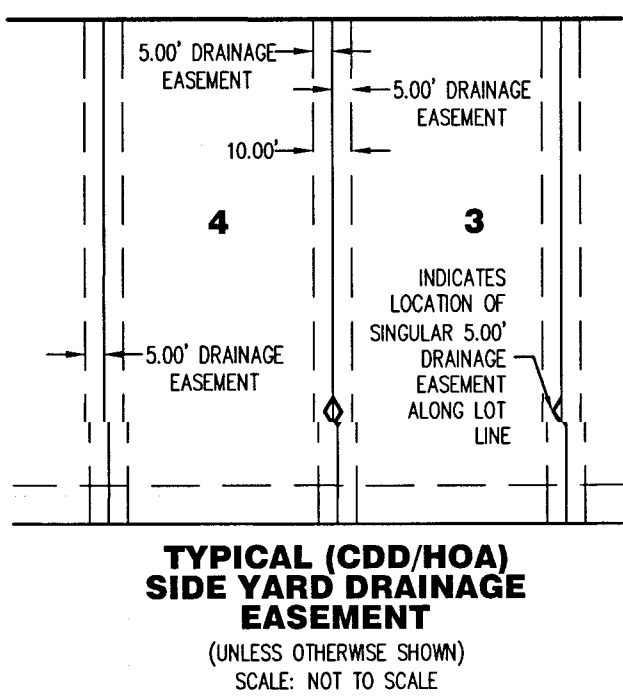
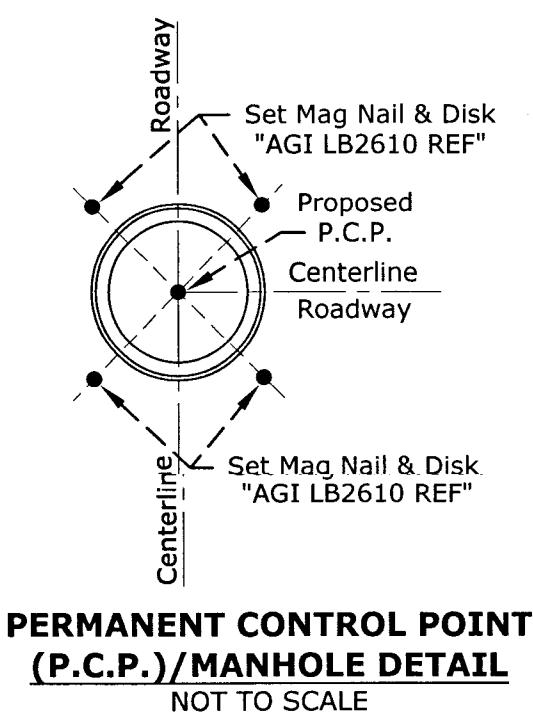
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ANGELINE PHASE 2B
BEING A PORTION OF SECTIONS 19 AND 20 TOWNSHIP 25 SOUTH, RANGE 18 EAST, PASCO COUNTY, FLORIDA

PLAT BOOK 96 PAGE 31

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	BEARING	CHORD
C11	33.04'	275.00'	6°53'01"	N18°03'13"E	33.02'
C12	35.32'	25.00'	80°57'32"	S28°04'13"E	32.46'
C24	197.46'	300.00'	37°42'43"	N42°18'22"E	193.91'
C25	72.45'	300.00'	13°50'16"	N68°04'52"E	72.28'
C26	316.77'	300.00'	60°29'53"	N44°45'04"E	302.26'
C42	34.53'	25.00'	79°07'50"	N73°53'06"E	31.85'
C43	112.09'	325.00'	19°45'40"	N44°12'01"E	111.54'
C44	44.04'	325.00'	7°45'49"	N38°12'06"E	44.00'
C45	68.05'	325.00'	11°59'51"	N48°04'56"E	67.93'
C46	36.17'	30.00'	69°04'51"	N19°32'26"E	34.02'
C51	48.54'	30.00'	92°42'17"	S61°21'09"E	43.42'
C62	15.34'	325.00'	2°42'17"	N73°38'51"E	15.34'
C158	94.48'	275.00'	19°41'01"	S51°01'15"W	94.01'
C159	67.85'	275.00'	14°08'14"	S67°55'53"W	67.68'
C160	94.48'	275.00'	19°41'01"	S51°01'15"W	94.01'
C161	94.48'	275.00'	19°41'01"	S31°20'14"W	94.01'
C162	96.89'	448.00'	12°23'29"	S34°53'49"W	96.70'
C163	25.82'	80.00'	18°29'30"	S31°50'48"W	25.71'
C164	7.77'	80.00'	5°33'46"	N38°18'40"E	7.76'
C165	18.05'	80.00'	12°55'44"	S29°03'55"W	18.01'

LINE TABLE		
LINE	BEARING	DISTANCE
L130	S22°36'03"W	26.64'
L131	S85°18'23"W	21.05'



PLAT LEGEND	
●	FOUND IRON ROD (SIZE AND IDENTIFICATION AS SHOWN)
■	EXISTING 4"x4" CONCRETE PERMANENT REFERENCE MONUMENT *AGI PRM LB 2610" UNLESS OTHERWISE NOTED
□	SET 4"x4" CONCRETE PERMANENT REFERENCE MONUMENT *AGI PRM LB 2610" UNLESS OTHERWISE NOTED
○	PERMANENT CONTROL POINT *AGI PCP LB 2610"
⊙	SET NAIL & DISK *LB 2610"
(NR)	NON RADIAL LINE
---	EASEMENTS, SIZE AND TYPE AS NOTED
N-XXXX.XX	STATE PLANE COORDINATES
E-XXXX.XX	SECTION, TOWNSHIP, RANGE
S17-T31S-R20E	OVERALL
SWFWM	SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT
FPC	FLOODPLAIN COMPENSATION
R/W	RIGHT-OF-WAY
PRM	PERMANENT REFERENCE MONUMENT
WCA	WETLAND CONSERVATION AREA
ESMT	EASEMENT
I/E	INGRESS AND EGRESS EASEMENT
PG	PLAT BOOK
PS	PAGE
PS	RAMP STATION
ID	IDENTIFICATION
UE	UTILITY EASEMENT
DE	DRAINAGE / ACCESS EASEMENT
WE	RETAINING WALL EASEMENT
JD	JURISDICTIONAL WETLAND
LB	SURVEYOR BUSINESS REFERENCE THE LINE
RTL	OFFICIAL RECORD BOOK
ORB	SECTION
SEC	SECTION
FOM	FOUND CONCRETE MONUMENT
FCR	FOUND IRON ROD WITH CAP (SIZE & ID AS SHOWN)
S/B	SETBACK
FDOT	FLORIDA DEPARTMENT OF TRANSPORTATION
FOP	FOUND OPEN PIPE
CCR	CERTIFIED CORNER RECORD
CDD	COMMUNITY DEVELOPMENT DISTRICT
TUE	TECHNOLOGY EASEMENT
TYP	TYPICAL
(W)	WITNESS CORNER

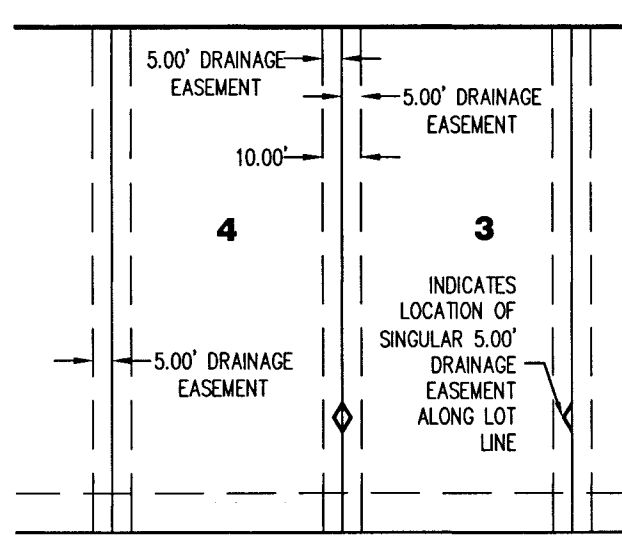
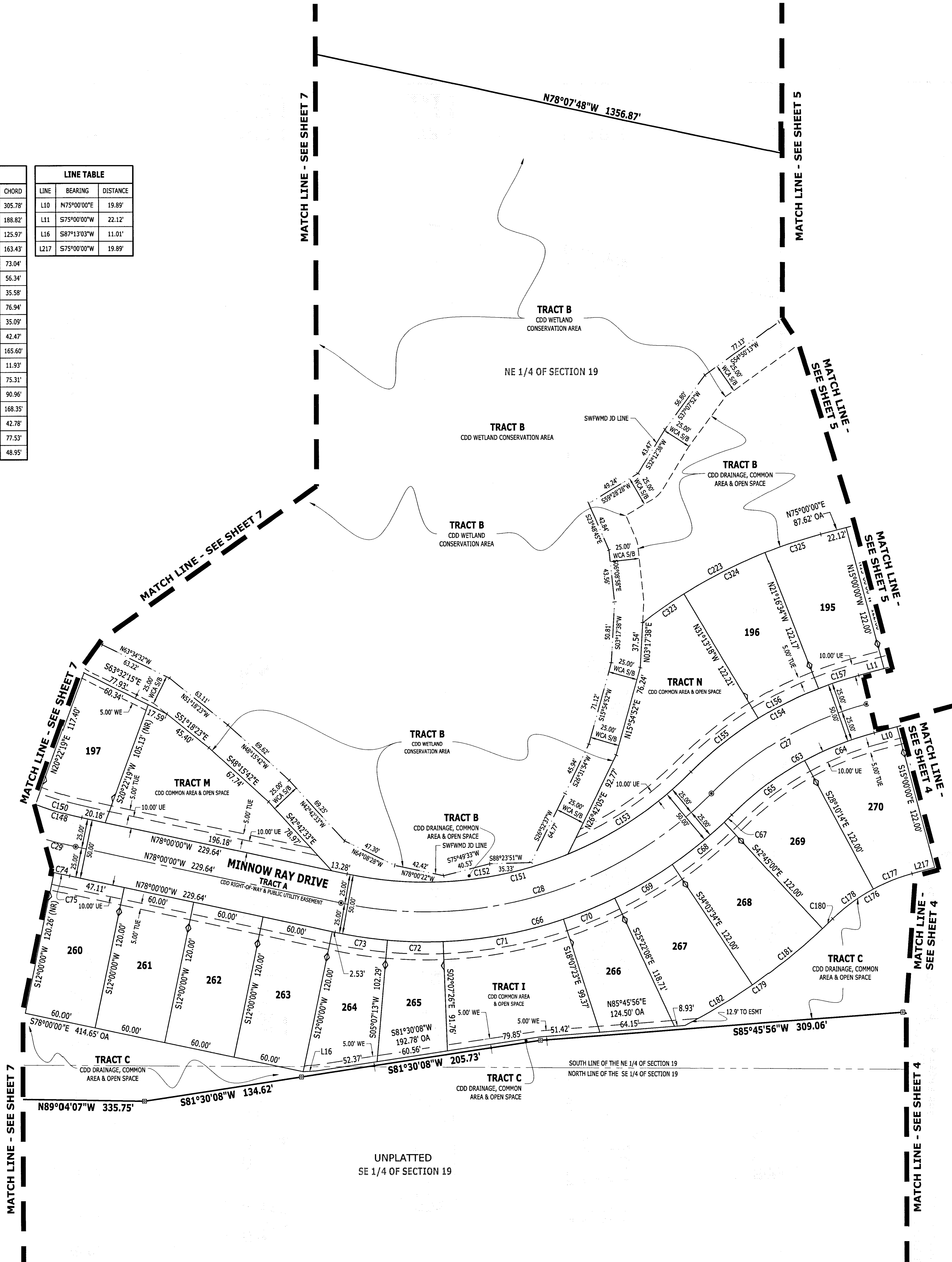
NOTE: On all corner lots, nothing will be erected, placed, or planted in such a manner as to impede vision within twenty (20) feet of the intersection of the road right-of-way lines in both directions.

CLEAR SIGHT TRIANGLE DETAIL (C.S.T.)
NOT TO SCALE

SEE SHEET 2 OF 9 FOR KEY MAP

ANGELINE PHASE 2B
BEING A PORTION OF SECTIONS 19 AND 20 TOWNSHIP 25 SOUTH, RANGE 18 EAST, PASCO COUNTY, FLORIDA

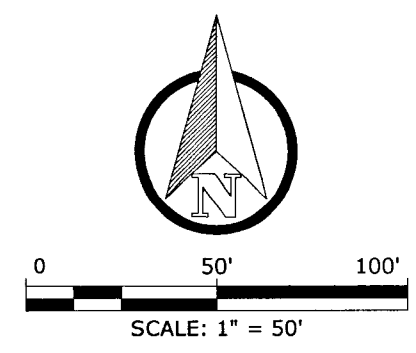
CURVE TABLE						CURVE TABLE						LINE TABLE		
CURVE	LENGTH	RADIUS	DELTA	BEARING	CHORD	CURVE	LENGTH	RADIUS	DELTA	BEARING	CHORD	LINE	BEARING	DISTANCE
C27	152.50'	300.00'	29°07'30"	S60°26'15"W	150.86'	C151	318.36'	325.00'	S6°07'30"	S73°56'15"W	305.78'	L10	N75°00'00"W	19.89'
C28	342.85'	350.00'	S6°07'30"	N73°56'15"E	329.30'	C152	191.59'	325.00'	S3°46'32"	S85°06'44"W	188.82'	L11	S75°00'00"W	22.12'
C29	146.61'	300.00'	28°00'00"	S64°00'00"E	145.15'	C153	126.77'	325.00'	22°20'58"	S57°02'59"W	125.97'	L16	S67°13'03"W	11.01'
C63	139.79'	275.00'	29°07'30"	N60°26'15"E	138.29'	C154	165.21'	325.00'	29°07'30"	S60°26'15"W	163.43'	L217	S75°00'00"W	19.89'
C64	63.21'	275.00'	13°10'14"	N68°24'53"E	63.08'	C155	73.19'	325.00'	12°54'12"	S52°19'36"W	73.04'			
C65	76.58'	275.00'	15°57'16"	N53°51'08"E	76.33'	C156	56.42'	325.00'	9°56'45"	S63°45'04"W	56.34'			
C66	367.34'	375.00'	S6°07'30"	N73°56'15"E	352.83'	C157	35.60'	325.00'	6°16'34"	S71°51'43"W	35.58'			
C67	9.00'	375.00'	1°22'30"	N46°33'45"E	9.00'	C176	77.77'	153.00'	29°07'30"	S60°26'15"W	76.94'			
C68	56.88'	375.00'	8°41'26"	N51°35'43"E	56.83'	C177	35.17'	153.00'	13°10'14"	S68°24'53"W	35.09'			
C69	56.88'	375.00'	8°41'26"	N60°17'09"E	56.83'	C178	42.60'	153.00'	15°57'16"	S53°51'08"W	42.47'			
C70	47.42'	375.00'	7°14'45"	N68°15'15"E	47.39'	C179	154.37'	497.00'	17°47'47"	N54°46'23"E	165.60'			
C71	104.71'	375.00'	15°59'57"	N79°52'36"E	104.37'	C180	11.93'	497.00'	1°22'30"	N46°23'45"E	11.92'			
C72	47.41'	375.00'	7°14'39"	S88°30'06"E	47.38'	C181	75.39'	497.00'	8°41'26"	S51°35'43"W	75.31'			
C73	45.03'	375.00'	6°52'47"	S81°26'23"E	45.00'	C182	67.06'	497.00'	7°43'51"	S59°48'21"W	90.96'			
C74	158.82'	325.00'	28°00'00"	S64°00'00"E	157.25'	C223	169.40'	437.79'	22°10'14"	S64°10'54"W	168.35'			
C75	12.89'	325.00'	2°16'21"	S76°51'49"E	12.89'	C323	42.80'	437.79'	S°36'05"	S55°53'50"W	42.78'			
C148	134.39'	275.00'	28°00'00"	N64°00'00"W	133.06'	C324	77.63'	437.79'	10°09'35"	N63°46'40"E	77.53'			
C150	40.18'	275.00'	8°22'19"	N73°48'51"W	40.15'	C325	48.97'	437.79'	6°24'34"	N72°03'44"E	48.95'			



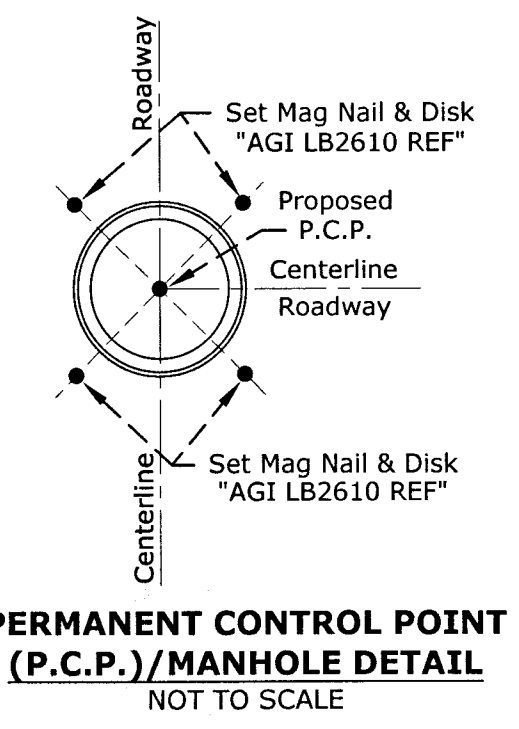
TYPICAL (CDD/HOA) SIDE YARD DRAINAGE EASEMENT
(UNLESS OTHERWISE SHOWN)
SCALE: NOT TO SCALE

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- PLAT LEGEND
- FOUND IRON ROD (SIZE AND IDENTIFICATION AS SHOWN)
 - EXISTING 4"x4" CONCRETE PERMANENT REFERENCE MONUMENT "AGI PRM LB 2610" UNLESS OTHERWISE NOTED
 - SET 4"x4" CONCRETE PERMANENT REFERENCE MONUMENT "AGI PRM LB 2610" UNLESS OTHERWISE NOTED
 - PERMANENT CONTROL POINT "AGI PCP LB 2610"
 - ⊙ SET NAIL & DISK "LB 2610"
 - ⊖ NON-RADIAL LINE
 - EASEMENTS, SIZE AND TYPE AS NOTED
 - N=XXXXXX.XX STATE PLANE COORDINATES
 - E=XXXXXX.XX SECTION, TOWNSHIP, RANGE
 - S17-T15S-R20E OVERALL
 - OA OVERALL
 - SWFWMD SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT
 - FPC FLOODPLAIN COMPENSATION
 - R/W RIGHT-OF-WAY
 - PRM PERMANENT REFERENCE MONUMENT
 - WCA WETLAND CONSERVATION AREA
 - EASEMENT EASEMENT
 - ESMT INGRESS AND EGRESS EASEMENT
 - UE PLAT BOOK
 - PB PAGE
 - PS PUMP STATION
 - ID IDENTIFICATION
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 - DE DRAINAGE / ACCESS EASEMENT
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 - JD JURISDICTIONAL WETLAND
 - LB SURVEYOR BUSINESS
 - RTL REFERENCE TIE LINE
 - ORB OFFICIAL RECORD BOOK
 - SEC SECTION
 - FCM FOUND CONCRETE MONUMENT
 - FCR FOUND IRON ROD WITH CAP (SIZE & ID AS SHOWN)
 - S/B SETBACK
 - FDOT FLORIDA DEPARTMENT OF TRANSPORTATION
 - FOP FOUND OPEN PIPE
 - CCR CERTIFIED CORNER RECORD
 - CDD COMMUNITY DEVELOPMENT DISTRICT
 - TUE TECHNOLOGY EASEMENT
 - TYP TYPICAL
 - (W) WITNESS CORNER



PERMANENT CONTROL POINT (P.C.P.)/MANHOLE DETAIL
NOT TO SCALE

SEE SHEET 2 OF 9 FOR KEY MAP

ANGELINE PHASE 2B

BEING A PORTION OF SECTIONS 19 AND 20 TOWNSHIP 25 SOUTH, RANGE 18 EAST, PASCO COUNTY, FLORIDA

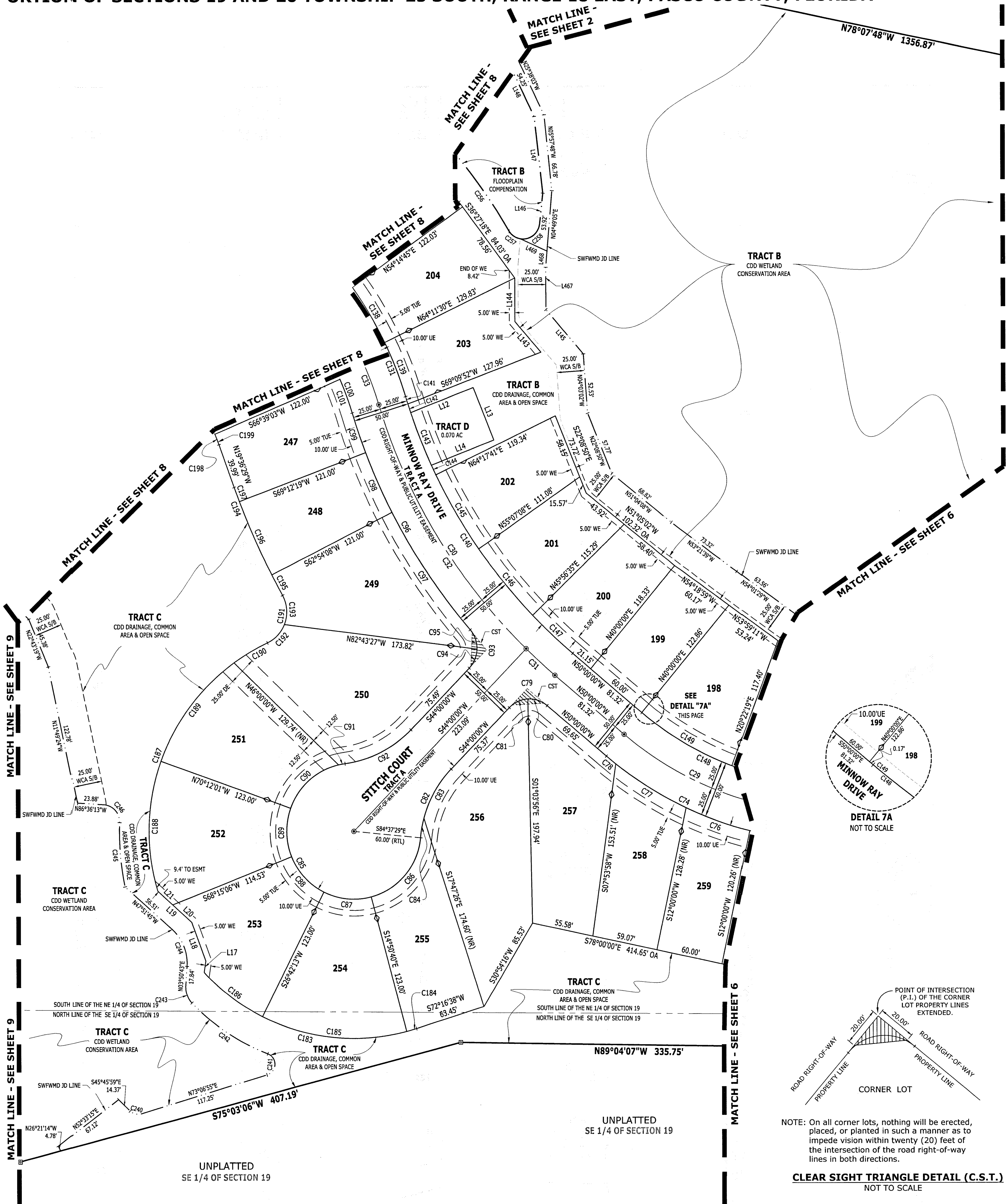
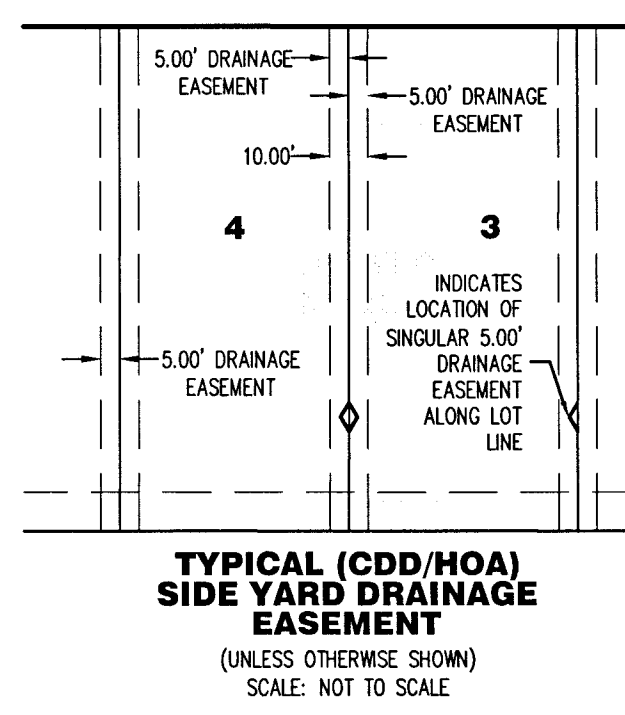
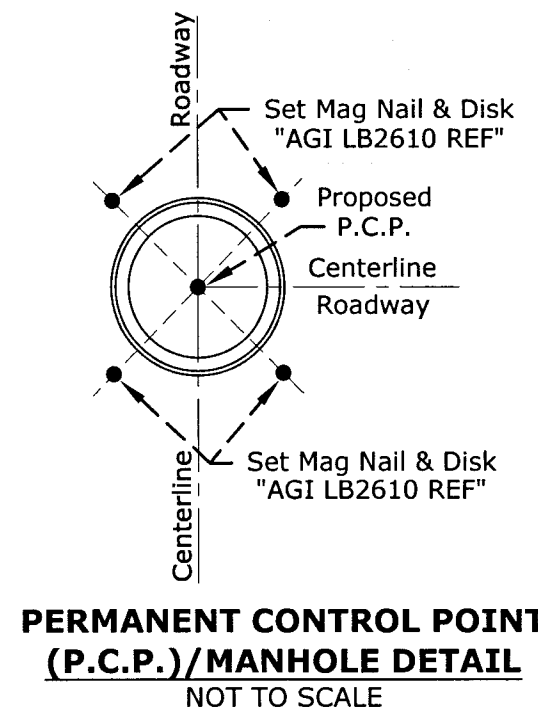
PLAT BOOK 96 PAGE 33

CURVE TABLE				
CURVE	LENGTH	RADIUS	DELTA	BEARING
C29	146.61'	300.00'	28°00'00"	S64°00'00"E
C30	290.22'	500.00'	33°15'25"	S33°22'17"E
C31	34.91'	500.00'	4°00'00"	S48°00'00"E
C32	255.32'	500.00'	29°15'25"	S31°22'17"E
C33	383.57'	300.00'	73°15'25"	N53°22'17"W
C74	158.82'	325.00'	28°00'00"	S64°00'00"E
C76	60.62'	325.00'	10°41'14"	S70°23'01"E
C77	74.49'	325.00'	13°07'56"	S58°28'26"E
C78	10.82'	325.00'	1°54'29"	N50°57'14"W
C79	37.52'	25.00'	86°00'00"	N87°00'00"E
C80	18.76'	25.00'	43°00'00"	S71°30'00"E
C81	18.76'	25.00'	43°00'00"	N65°30'00"E
C82	67.41'	100.00'	38°37'29"	N24°41'15"E
C83	50.25'	100.00'	28°47'21"	N29°36'20"E
C84	17.17'	100.00'	9°50'08"	N10°17'35"E
C85	269.39'	60.00'	25°14'59"	S46°00'00"E
C86	73.07'	60.00'	69°46'49"	N40°15'55"E
C87	43.51'	60.00'	41°32'53"	S84°04'14"E
C88	43.51'	60.00'	41°32'53"	S42°31'21"E
C89	43.51'	60.00'	41°32'53"	S00°58'28"E
C90	59.90'	60.00'	57°11'44"	S48°23'51"W
C91	5.90'	60.00'	5°37'47"	S79°48'36"W
C92	67.41'	100.00'	38°37'29"	S63°18'45"W
C93	36.99'	25.00'	84°47'03"	S01°36'29"W
C94	18.50'	25.00'	42°23'31"	S22°48'14"W
C95	18.50'	25.00'	42°23'31"	S19°35'17"E
C96	220.29'	525.00'	24°02'28"	S28°45'49"E
C97	125.41'	525.00'	13°41'11"	S33°56'27"E
C98	57.75'	525.00'	6°18'11"	S23°56'46"E
C99	37.13'	525.00'	4°03'06"	S18°46'08"E
C100	351.61'	275.00'	73°15'25"	S53°22'17"E
C101	31.71'	275.00'	6°36'22"	S20°02'46"E
C131	415.54'	325.00'	73°15'25"	N53°22'17"W
C138	56.42'	325.00'	9°56'45"	N30°46'52"W
C139	51.42'	325.00'	9°03'55"	N21°16'32"W
C140	275.71'	475.00'	33°15'25"	N33°22'17"W
C141	6.82'	475.00'	0°49'21"	N17°09'15"W

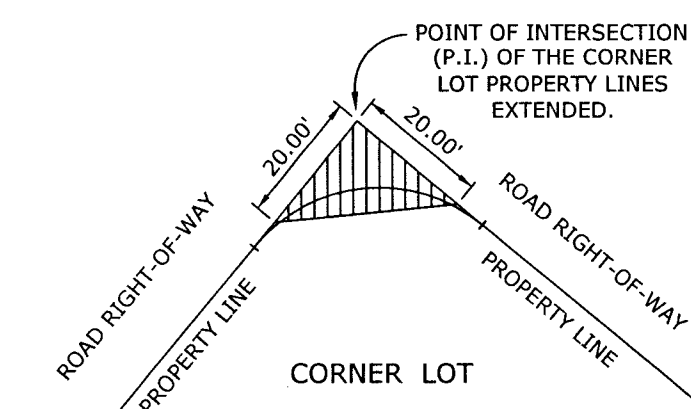
CURVE TABLE				
CURVE	LENGTH	RADIUS	DELTA	BEARING
C142	8.10'	475.00'	0°58'37"	N18°03'14"W
C143	50.02'	475.00'	6°02'02"	N21°33'34"W
C144	9.36'	475.00'	1°07'44"	N25°08'27"W
C145	76.07'	475.00'	9°10'33"	N30°17'36"W
C146	76.07'	475.00'	9°10'33"	N39°28'09"W
C147	49.27'	475.00'	5°56'35"	N47°01'43"W
C148	134.39'	275.00'	28°00'00"	N64°00'00"W
C149	94.21'	275.00'	19°37'41"	N59°48'51"W
C183	207.33'	183.00'	64°54'51"	N75°15'57"W
C184	9.19'	183.00'	2°52'42"	S73°42'59"W
C185	132.70'	183.00'	41°52'53"	N84°04'14"W
C186	65.44'	183.00'	20°29'16"	N53°03'10"W
C187	261.49'	183.00'	81°52'09"	S24°14'12"W
C188	116.57'	183.00'	36°29'51"	N01°33'03"E
C189	110.15'	183.00'	34°29'08"	N37°02'33"E
C190	34.77'	183.00'	10°53'10"	N59°43'42"E
C191	49.28'	30.00'	94°09'04"	N18°07'45"E
C192	22.73'	30.00'	43°24'57"	N43°27'48"E
C193	26.53'	30.00'	50°40'07"	N03°34'44"W
C194	104.91'	646.00'	9°18'18"	S24°15'38"E
C195	20.47'	646.00'	1°48'55"	N28°00'19"W
C196	71.07'	646.00'	6°18'11"	N23°56'46"W
C197	13.38'	646.00'	1°11'12"	S20°12'05"E
C198	67.30'	153.00'	25°12'15"	N32°12'35"W
C199	9.99'	153.00'	3°44'28"	N21°28'41"W
C240	10.67'	10.00'	61°07'06"	S76°19'32"E
C241	24.78'	10.00'	141°59'36"	N02°07'07"E
C242	81.87'	186.23'	25°11'12"	N56°17'05"W
C243	16.00'	20.00'	45°49'32"	N20°46'42"W
C244	36.10'	40.00'	51°42'27"	N22°00'31"W
C245	57.24'	242.97'	13°29'50"	N04°41'17"W
C246	22.65'	15.00'	86°31'41"	N41°12'12"W
C256	336.06'	437.65'	43°59'47"	N51°39'54"W
C257	12.21'	15.00'	46°37'51"	N56°25'05"W
C258	24.62'	15.00'	94°03'09"	S53°14'28"W

PLAT LEGEND

- FOUND IRON ROD (SIZE AND IDENTIFICATION AS SHOWN)
- EXISTING 4"x4" CONCRETE PERMANENT REFERENCE MONUMENT *AGI PRM LB 2610* UNLESS OTHERWISE NOTED
- SET 4"x4" CONCRETE PERMANENT REFERENCE MONUMENT *AGI PRM LB 2610* UNLESS OTHERWISE NOTED
- PERMANENT CONTROL POINT *AGI PCP LB 2610*
- ⊙ SET NAIL & DISK *LB 2610*
- (NR) NON RADIAL LINE
- == EASEMENTS, SIZE AND TYPE AS NOTED
- N=XXXXX.XX STATE PLANE COORDINATES
- E=XXXXX.XX SECTION, TOWNSHIP, RANGE
- OA OVERALL
- SWFWD SWFLORIDA WATER MANAGEMENT DISTRICT
- PFC FLOODPLAIN COMPENSATION
- R/W RIGHT-OF-WAY
- PRM PERMANENT REFERENCE MONUMENT
- WCA WETLAND CONSERVATION AREA
- ESMT EASEMENT
- I/E INGRESS AND EGRESS EASEMENT
- PB PLAT BOOK
- PG PAGE
- PS PUMP STATION
- ID IDENTIFICATION
- UE UTILITY EASEMENT
- DE DRAINAGE / ACCESS EASEMENT
- WE RETAINING WALL EASEMENT
- JD JURISDICTIONAL WETLAND
- LB SURVEYOR BUSINESS
- RTL REFERENCE TIE LINE
- ORB OFFICIAL RECORD BOOK
- SEC SECTION
- FCM FOUND CONCRETE MONUMENT
- PCR FOUND IRON ROD WITH CAP (SIZE & ID AS SHOWN)
- S/B SETBACK
- FDOT FLORIDA DEPARTMENT OF TRANSPORTATION
- FOP FOUND OPEN PIPE
- CCR CERTIFIED CORNER RECORD
- CDD COMMUNITY DEVELOPMENT DISTRICT
- TUE TECHNOLOGY EASEMENT
- TYP TYPICAL
- (W) WITNESS CORNER



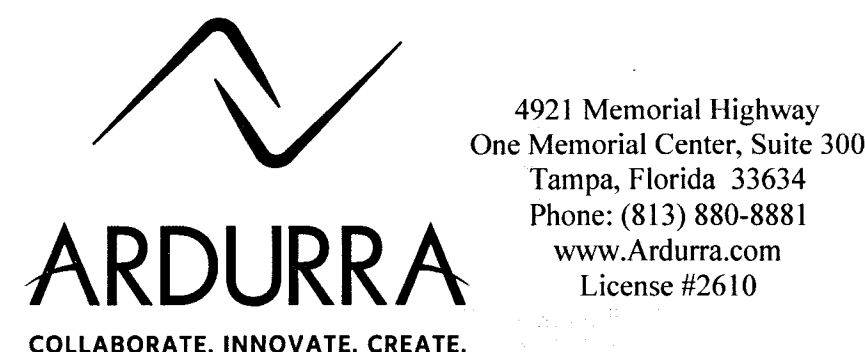
LINE TABLE		
LINE	BEARING	DISTANCE
L12	N68°26'26"E	60.29'
L13	S21°33'34"E	50.00'
L14	S68°26'26"W	60.29'
L17	N08°34'27"E	10.13'
L18	N20°01'40"W	36.35'
L19	N47°27'57"W	40.83'
L20	N47°27'57"W	22.95'
L21	N47°27'57"W	17.88'
L143	S40°46'23"E	35.75'
L144	S00°01'44"E	38.32'
L145	N40°46'23"W	51.57'
L146	S06°12'51"W	27.50'
L147	S06°33'35"E	67.62'
L148	S25°38'38"E	49.13'
L467	N00°08'18"W	19.17'
L468	N04°49'05"E	14.27'
L469	S65°32'12"E	26.55'



NOTE: On all corner lots, nothing will be erected, placed, or planted in such a manner as to impede vision within twenty (20) feet of the intersection of the road right-of-way lines in both directions.

SEE SHEET 2 OF 9 FOR KEY MAP

PLAT 96 PAGE 34
BOOK



CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	BEARING	CHORD
C137	65.83	325.00	1°13'09"21"	N41°33'25"W	65.72
C198	67.30	153.00	2°59'21"25"	N32°42'35"W	66.76
C200	57.31	153.00	2°12'27"45"	N34°04'30"W	56.98
C201	116.97	153.00	3°48'16"72"	N69°54'27"W	116.18
C202	57.31	153.00	2°12'27'45"	N58°32'21"W	56.98
C203	59.66	153.00	2°22'03"11"	N80°26'30"W	59.35
C218	118.85	375.00	1°8'09"30"	S80°55'15"W	118.28
C216	52.22	375.00	7°58'43"	N76°57'30"E	52.18
C217	59.25	375.00	9°03'09"	N85°28'26"E	59.19
C218	330.81	447.00	4°22'40"48"	N57°39'21"E	323.31
C219	77.59	447.00	9°56'45"	S73°53'03"E	77.50
C220	77.59	447.00	9°56'45"	S63°56'18"E	77.50
C221	90.44	447.00	11°36'21"	S53°09'46"E	90.39
C222	85.08	447.00	10°54'18"	S41°54'27"E	84.95
C235	162.20	392.98	3°28'35"S	N28°19'00"E	161.69
C238	196.63	335.00	3°40'03"E	N52°25'45"E	196.05
C255	42.78	153.00	16°32'54"90"	N08°02'26"E	29.69
C256	336.06	435.00	3°43'59"47"	N51°39'54"W	324.87
C260	249.11	388.39	36°45'47"	N47°54'40"W	227.86
C261	82.93	388.39	12°14'01"	N35°39'12"E	82.77
C262	82.93	388.39	12°14'33"	N45°53'28"E	82.84
C263	83.20	388.39	12°16'24"	N60°08'57"E	83.03

LINE TABLE		
LINE	BEARING	DISTANCE
L147	S06°33'35"E	67.62'
L148	S25°38'38"E	49.13'
L149	S17°05'30"E	39.09'
L150	S37°31'28"E	24.73'
L151	S33°01'18"E	24.04'
L152	S25°14'41"E	7.80'
L153	S25°11'31"E	6.22'
L154	S56°22'41"W	5.00'
L243	N90°00'00"E	17.23'

ANGELINE PHASE 2B
BEING A PORTION OF SECTIONS 19 AND 20 TOWNSHIP 25 SOUTH, RANGE 18 EAST, PASCO COUNTY, FLORIDA

PLAT BOOK 96 PAGE 35

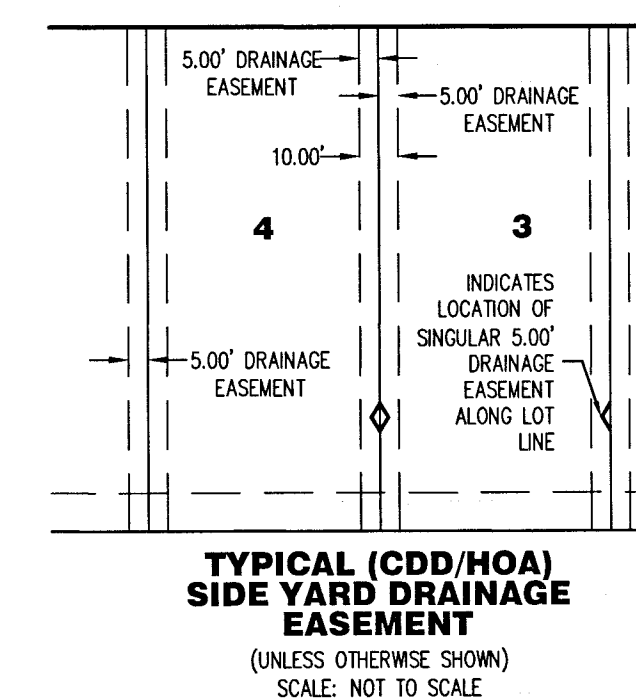
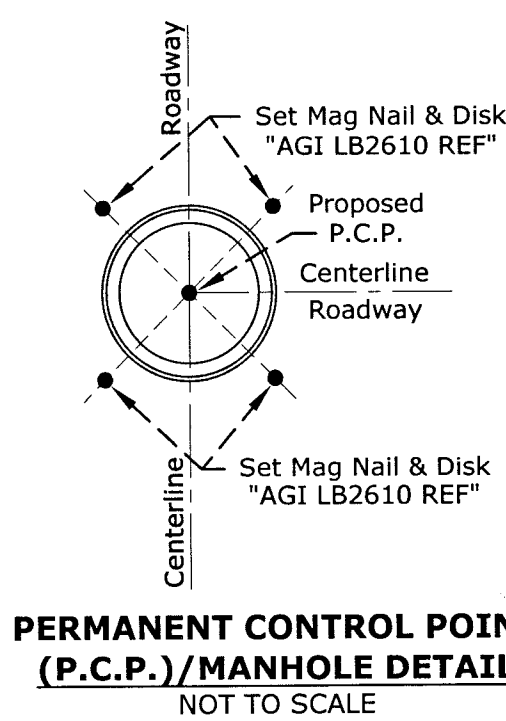
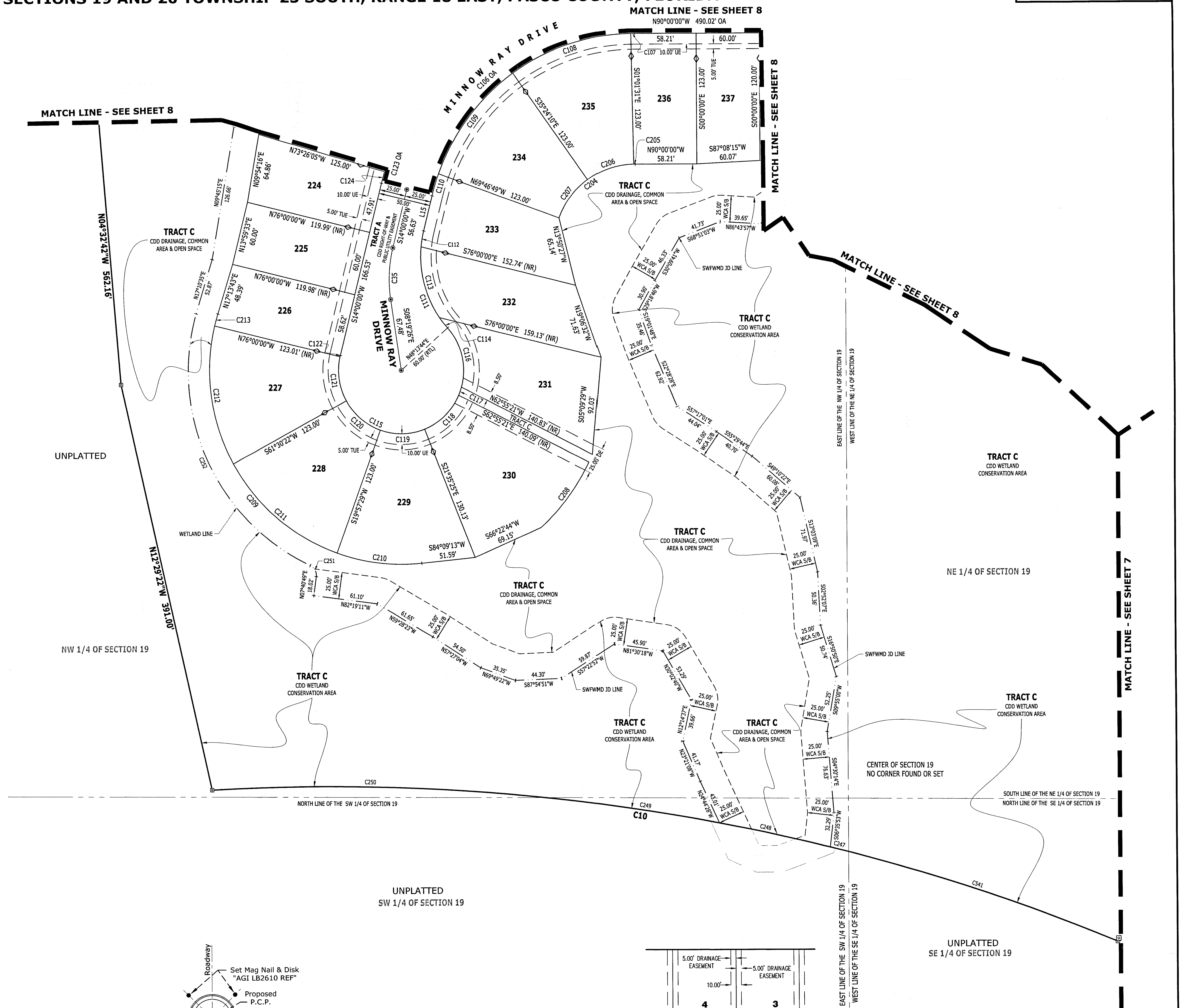
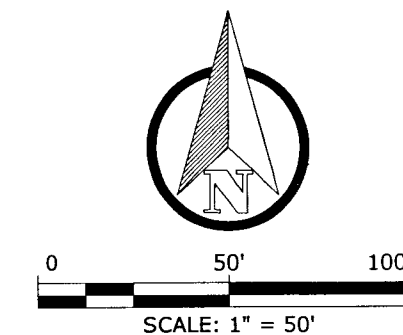
CURVE TABLE					LINE TABLE		
CURVE	LENGTH	RADIUS	DELTA	BEARING	LINE	BEARING	DISTANCE
C10	882.80'	2,000.00'	25°17'26"	N80°21'59"W	L15	N14°00'00"E	34.24'
C35	48.70'	125.00'	22°19'26"	S02°50'17"W			
C106	265.29'	200.00'	76°00'00"	N52°00'00"E			
C107	3.58'	200.00'	1°01'31"	N89°29'15"E			
C108	120.00'	200.00'	34°22'39"	N71°47'10"E			
C109	120.00'	200.00'	34°22'39"	N37°24'30"E			
C110	21.71'	200.00'	6°13'11"	N17°06'35"E			
C111	97.34'	100.00'	55°46'16"	N13°53'08"W			
C112	15.07'	100.00'	8°38'08"	S09°40'56"W			
C113	69.76'	100.00'	39°58'04"	N14°37'10"W			
C114	12.51'	100.00'	7°10'04"	N38°11'14"W			
C115	246.90'	60.00'	235°46'16"	N76°06'52"E			
C116	60.21'	60.00'	57°29'31"	N13°01'31"W			
C117	8.08'	60.00'	7°42'40"	N19°34'35"E			
C118	47.10'	60.00'	44°58'40"	N49°55'15"E			
C119	43.51'	60.00'	41°32'53"	N89°11'02"E			
C120	43.51'	60.00'	41°32'53"	S49°16'05"E			
C121	43.12'	60.00'	41°10'32"	S07°54'22"E			
C122	1.38'	60.00'	1°19'06"	S13°20'27"W			
C123	331.61'	76°00'00"	76°00'00"	S52°00'00"W			
C124	11.19'	250.00'	2°33'55"	S15°16'58"W			
C204	93.78'	77.00'	69°46'49"	S55°06'35"W			
C205	1.38'	77.00'	1°01'31"	S89°29'15"W			
C206	46.20'	77.00'	34°22'39"	S71°47'10"W			
C207	46.20'	77.00'	34°22'39"	S37°24'30"W			
C208	77.53'	200.00'	22°12'43"	S37°05'28"W			
C209	361.16'	183.00'	113°04'30"	S39°18'32"E			
C210	82.42'	183.00'	25°48'15"	N82°56'39"W			
C211	132.70'	183.00'	41°52'53"	N49°16'05"W			
C212	134.34'	183.00'	42°03'42"	N07°27'47"W			
C213	11.69'	183.00'	3°39'40"	N15°23'54"E			
C247	17.95'	2,000.00'	0°30'51"	N75°45'00"W			
C248	107.70'	2,000.00'	3°05'07"	N77°32'59"W			
C249	166.10'	2,000.00'	4°45'30"	N81°28'18"W			
C250	319.77'	2,000.00'	9°09'38"	N88°25'52"W			
C251	12.61'	10.00'	72°13'29"	N28°25'56"W			
C252	284.04'	202.13'	80°30'48"	N24°17'16"W			
C541	271.28'	2,000.00'	7°46'18"	N71°36'25"W			

PLAT LEGEND

- FOUND IRON ROD (SIZE AND IDENTIFICATION AS SHOWN)
- EXISTING 4"x4" CONCRETE PERMANENT REFERENCE MONUMENT *AGI FROM LB 2610* UNLESS OTHERWISE NOTED
- SET 4"x4" CONCRETE PERMANENT REFERENCE MONUMENT *AGI FROM LB 2610* UNLESS OTHERWISE NOTED
- ⊙ PERMANENT CONTROL POINT *AGI PCP LB 2610*
- ⊙ SET NAIL & DISK "LB 2610"
- (NR) NON RADIAL LINE
- == EASEMENTS, SIZE AND TYPE AS NOTED
- N=XXXXXX.XX STATE PLANE COORDINATES
- E=XXXXXX.XX SECTION, TOWNSHIP, RANGE
- OA OVERALL
- SWFWM SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT
- FPC FLOODPLAIN COMPENSATION
- R/W RIGHT-OF-WAY
- PRM PERMANENT REFERENCE MONUMENT
- WCA WETLAND CONSERVATION AREA
- ESMT EASEMENT
- I/E INGRESS AND EGRESS EASEMENT
- PB PLAT BOOK
- PS PAGE
- ID IDENTIFICATION
- UE UTILITY EASEMENT
- DE DRAINAGE / ACCESS EASEMENT
- WE RETAINING WALL EASEMENT
- ID JURISDICTIONAL WETLAND
- LB SURVEYOR BUSINESS
- RTL REFERENCE TIE LINE
- ORB OFFICIAL RECORD BOOK
- SEC SECTION
- FCM FOUND CONCRETE MONUMENT
- FCR FOUND IRON ROD WITH CAP (SIZE & ID AS SHOWN)
- S/B SETBACK
- FOOT FLORIDA DEPARTMENT OF TRANSPORTATION
- POP FOUND OPEN PIPE
- CCR CERTIFIED CORNER RECORD
- CDD COMMUNITY DEVELOPMENT DISTRICT
- TUE TECHNOLOGY EASEMENT
- TYP TYPICAL
- (W) WITNESS CORNER



4921 Memorial Highway
One Memorial Center, Suite 300
Tampa, Florida 33634
Phone: (813) 880-8881
www.Ardurra.com
License #2610



SEE SHEET 2 OF 9 FOR KEY MAP